



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

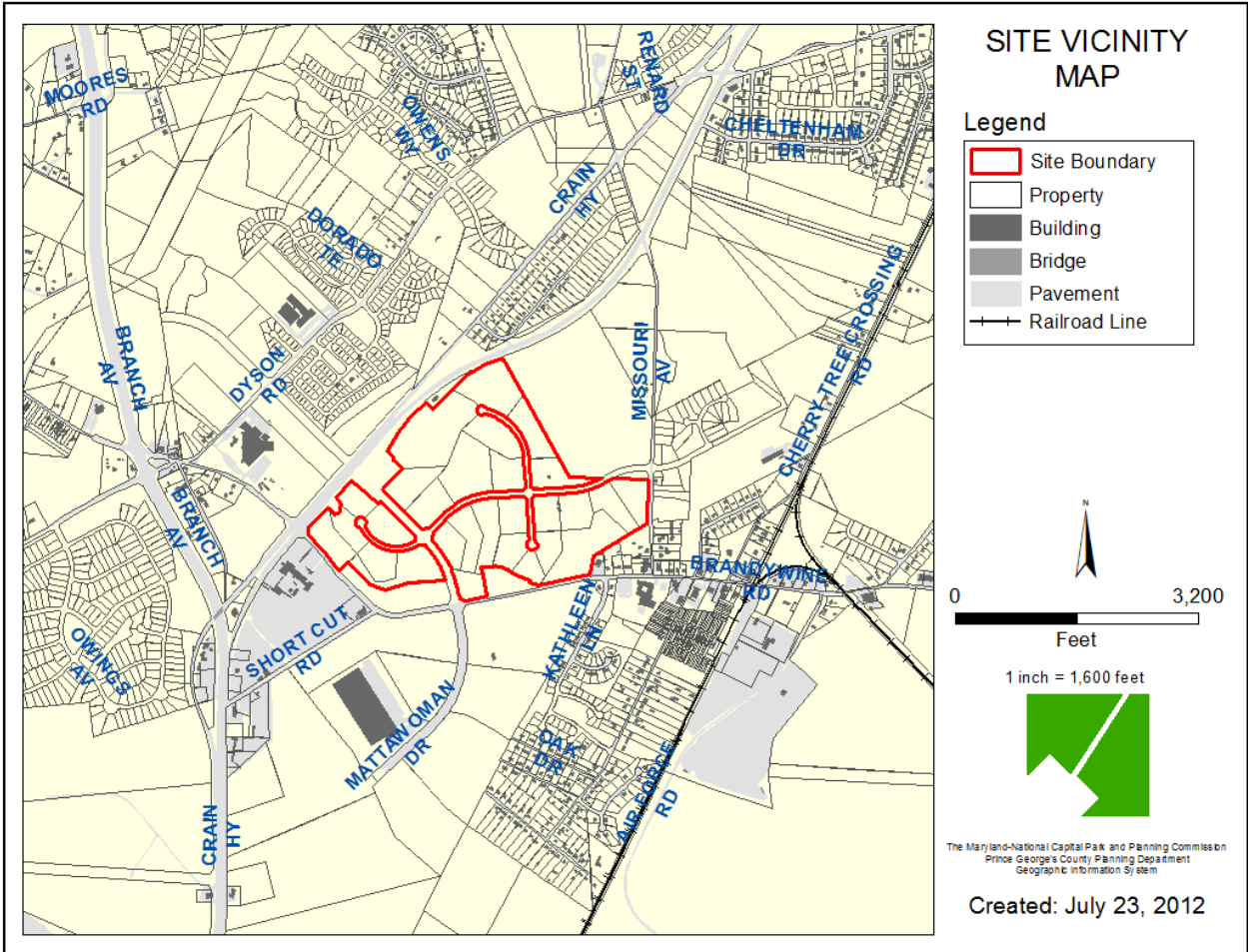
# Conceptual Site Plan

**CSP-09003**

Application	General Data	
<b>Project Name:</b> Stephen's Crossing at Brandywine  <b>Location:</b> Located northeast of the intersection of Brandywine Road (MD 381) and Robert Crain Highway (US 301).  <b>Applicant/Address:</b> Route 301 Ind. CPI LTD Partnership PO Box 740 Warrenton, VA 20188	Planning Board Hearing Date:	01/23/14
	Memorandum Date:	01/15/14
	Date Accepted:	08/13/10
	Planning Board Action Limit:	Waived
	Plan Acreage:	169.34
	Zone:	M-X-T
	Dwelling Units:	1,390
	Gross Floor Area:	300,000 sq. ft.
	Planning Area:	85A
	Tier:	Developing
	Council District:	09
	Election District	11
	Municipality:	N/A
	200-Scale Base Map:	218SE07

Purpose of Application	Notice Dates	
The applicant's representative, by letter received January 15, 2014, is requesting a continuance of the Planning Board hearing date of January 23, 2014 to February 6, 2014.  Mixed-use development of 1,390 residential units and 300,000 square feet of commercial office/retail space.	Informational Mailing:	01/21/10
	Acceptance Mailing:	08/11/10
	Sign Posting Deadline:	12/24/13

<b>Staff Recommendation</b>		<b>Staff Reviewer:</b> Jill Kosack <b>Phone Number:</b> 301-952-4689 <b>E-mail:</b> Jill.Kosack@ppd.mncppc.org	
<b>APPROVAL</b>	<b>APPROVAL OF CONTINUANCE</b>	<b>DISAPPROVAL</b>	<b>DISCUSSION</b>
	X		



January 15, 2014

**MEMORANDUM**

TO: The Prince George's County Planning Board

VIA: Steve Adams, Supervisor, Urban Design Section, Development Review Division

FROM: Jill Kosack, Senior Planner, Urban Design Section, Development Review Division

SUBJECT: Conceptual Site Plan CSP-09003  
Stephen's Crossing at Brandywine

In a letter received January 15, 2014, the applicant's representative indicated that he agrees to a two-week continuance of the Planning Board hearing date. The continuance is necessary to afford time to adjust the technical staff report to reflect new referral comments and issue it two weeks prior to the Planning Board hearing date.

The matter had originally been set in for a public hearing on January 23, 2014 and the site was posted as required by the Zoning Ordinance on December 24, 2013.

**RECOMMENDATION**

The Urban Design Section recommends that the Planning Board APPROVE the request for continuance and set the matter in for a public hearing on February 6, 2014.