



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

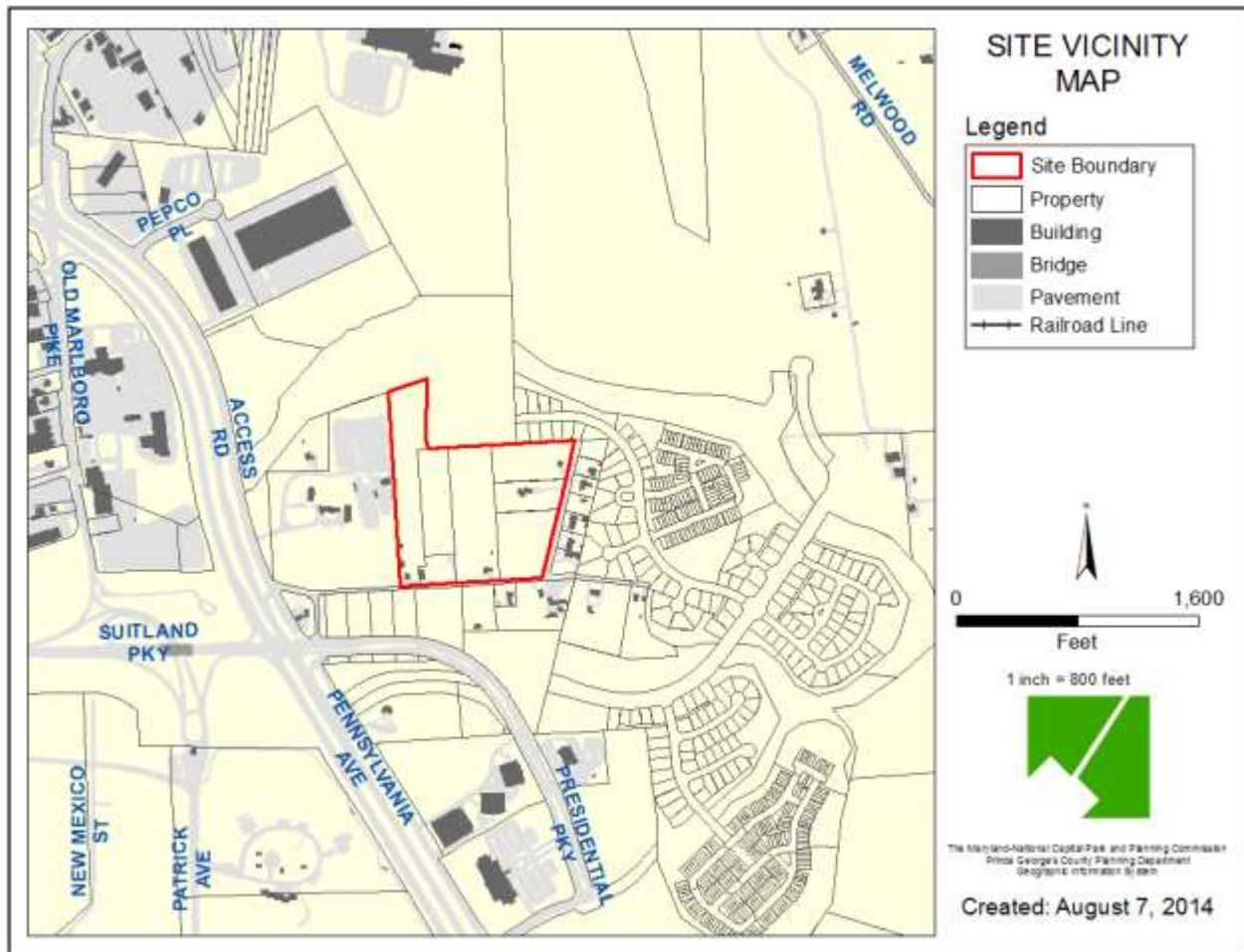
# Conceptual Site Plan

## CSP-13001

Application	General Data	
<b>Project Name:</b> Cabin Branch Village  <b>Location:</b> Northwestern quadrant of the intersection of Armstrong Lane and Ryon Road.  <b>Applicant/Address:</b> VP, LLP c/o Mark Vogel 760 Crandell Road, Suite 102 West River, MD 20778	Planning Board Hearing Date:	03/19/15
	Memorandum Date:	03/17/15
	Date Accepted:	11/25/14
	Planning Board Action Limit:	Waived
	Plan Acreage:	24.58
	Zone:	M-X-T/R-R
	Dwelling Units:	212
	Gross Floor Area:	8,676 sq. ft.
	Planning Area:	78
	Council District:	06
	Election District	15
	Municipality:	NA
	200-Scale Base Map:	206SE08

Purpose of Application	Notice Dates	
A request for continuance from the Planning Board agenda date of March 19, 2015 to May 21, 2015.  A mixed-use development including approximately 212 single-family attached dwelling units and 8,676 square feet of commercial retail space.	Informational Mailing:	03/22/13
	Acceptance Mailing:	11/20/14
	Sign Posting Deadline:	02/17/15

<b>Staff Recommendation</b>		<b>Staff Reviewer:</b> Ruth Grover, MUP, AICP <b>Phone Number:</b> (301) 952-4317 <b>E-mail:</b> <a href="mailto:Ruth.Grover@ppd.mnccppc.org">Ruth.Grover@ppd.mnccppc.org</a>	
<b>APPROVAL</b>	<b>APPROVAL OF CONTINUANCE</b>	<b>DISAPPROVAL</b>	<b>DISCUSSION</b>
	X		



March 17, 2015

**MEMORANDUM**

TO: The Prince George's County Planning Board

VIA: Henry Zhang, Interim Supervisor, Urban Design Section, Development Review Division

FROM: Ruth Grover, Planner Coordinator, Urban Design Section, Development Review Division

SUBJECT: Conceptual Site Plan CSP-13001  
Type 1 Tree Conservation Plan TCP1-008-14  
Cabin Branch Village

In a letter received on March 17, 2015, the applicant's representative requested a continuance of the Planning Board hearing date for the above case from March 19, 2015 to May 21, 2015. The continuance is necessary to afford the applicant and his team time to address issues raised in the technical staff report that was prepared for the subject project. The Urban Design Section supports this request for continuance. The site was posted as required by the Zoning Ordinance on February 18, 2015.

**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 May 21, 2015.