



The Maryland-National Capital Park and Planning Commission  
Prince George's County Planning Department  
Development Review Division  
301-952-3530

Note: Staff reports can be accessed at <http://mncppc.iqm2.com/Citizens/Default.aspx>

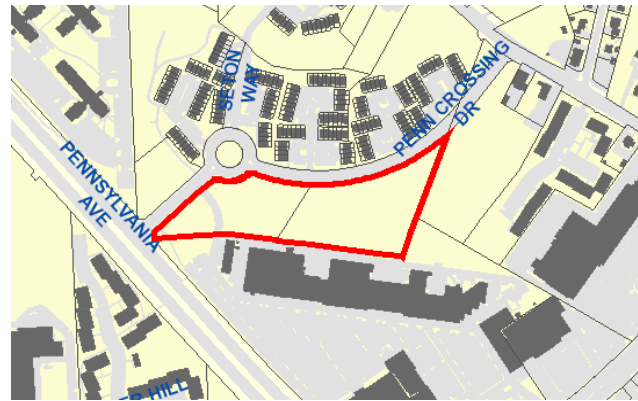
# Conceptual Site Plan

## Penn Place 1

# CSP-87128-02

REQUEST	STAFF RECOMMENDATION
The applicant requests a continuance from the Planning Board hearing date of March 16, 2023 to April 6, 2023.  Development of 168 multifamily units and 767 square feet of commercial space	APPROVAL of continuance

<b>Location:</b> On the south side of Penn Crossing Drive, approximately 800 feet west of its intersection with Pennsylvania Avenue	
Gross Acreage:	7.54
Zone:	RMF-48
Zone Prior:	M-X-T
Reviewed per prior Zoning Ordinance:	Section 27-1903(c)
Dwelling Units:	168
Gross Floor Area:	182,767 sq. ft.
Planning Area:	75A
Council District:	07
Municipality:	N/A
<b>Applicant/Address:</b> Northern Real Estate Urban Ventures 1401 New York Avenue, NE Washington, DC 20002	
<b>Staff Reviewer:</b> Tom Burke <b>Phone Number:</b> 301-952-2739 <b>Email:</b> thomas.burke@ppd.mncppc.org	



Planning Board Date:	03/16/2023
Planning Board Action Limit:	Waived
Staff Report Date:	03/01/2023
Date Accepted:	01/05/2023
Informational Mailing:	03/16/2022
Acceptance Mailing:	12/30/2022
Sign Posting Deadline:	02/14/2023

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.



THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

14741 Governor Oden Bowie Drive  
Upper Marlboro, Maryland 20772  
www.pgplanning.org

March 15, 2023

**MEMORANDUM**

TO: The Prince George's County Planning Board

VIA: James Hunt, Chief, Development Review Division *JRH*  
Jeremy Hurlbutt, Supervisor, Zoning Section, Development Review Division *JRH* for JH

FROM: Dominique Lockhart, Planner III, Zoning Section, Development Review Division *DAL*

SUBJECT: **Conceptual Site Plan CSP-87128-02**  
**Penn Place**  
Planning Board Agenda March 16, 2023 – Request for Continuance

In a memorandum dated March 13, 2023, the applicant's representative, Thomas Haller, requests a continuance of the Prince George's County Planning Board hearing date for the above-referenced application, from March 16, 2023 to April 6, 2023. The continuance is necessary to discuss the proposed development and provide additional information requested by the community, regarding the proposed development.

The site was posted on February 14, 2023, for the original hearing date, as required by the Prince George's County Zoning Ordinance.

**RECOMMENDATION**

The Urban Design Section recommends that the Planning Board APPROVE the request for continuance and schedule this application for the Planning Board hearing date of April 6, 2023.