

April 9, 2007

**MEMORANDUM**

TO: Prince George's County Planning Board

VIA: Steve Adams, Urban Design Supervisor

FROM: Henry Zhang, Urban Design Section, Development Review Division

SUBJECT: Resolution PGCPB No. 07-49 for  
Detailed Site Plan DSP-05005, Garden Suites

At the time of the subject detailed site plan review, the applicant did not provide information regarding existing utility poles on the site. On February 15, 2007, the Planning Board approved DSP-05005 for Garden Suites and adopted staff's proposed condition to require additional information regarding on-site utility poles prior to certification.

Since that time, staff has determined that detailed information regarding utility poles should be provided for the Planning Board's review, rather than prior to certification, because it is required by Development District Overlay Zone (DDOZ) Public Area Standard P6, Utilities, and could potentially require a waiver from the Planning Board if the standard has not been fulfilled.

At staff's request, the applicant provided the required information prior to preparation of this draft resolution. The additional findings on pages 7 to 8 of the resolution (PGCPB No. 07-49) in blue font reflect the information provided by the applicant. The subject site plan is consistent with DDOZ Public Area Standard P6, Utilities. No amendment to Standard P6 is required.