



Note: Staff reports can be accessed at www.mnccppc.org/pgco/planning/plan.htm.

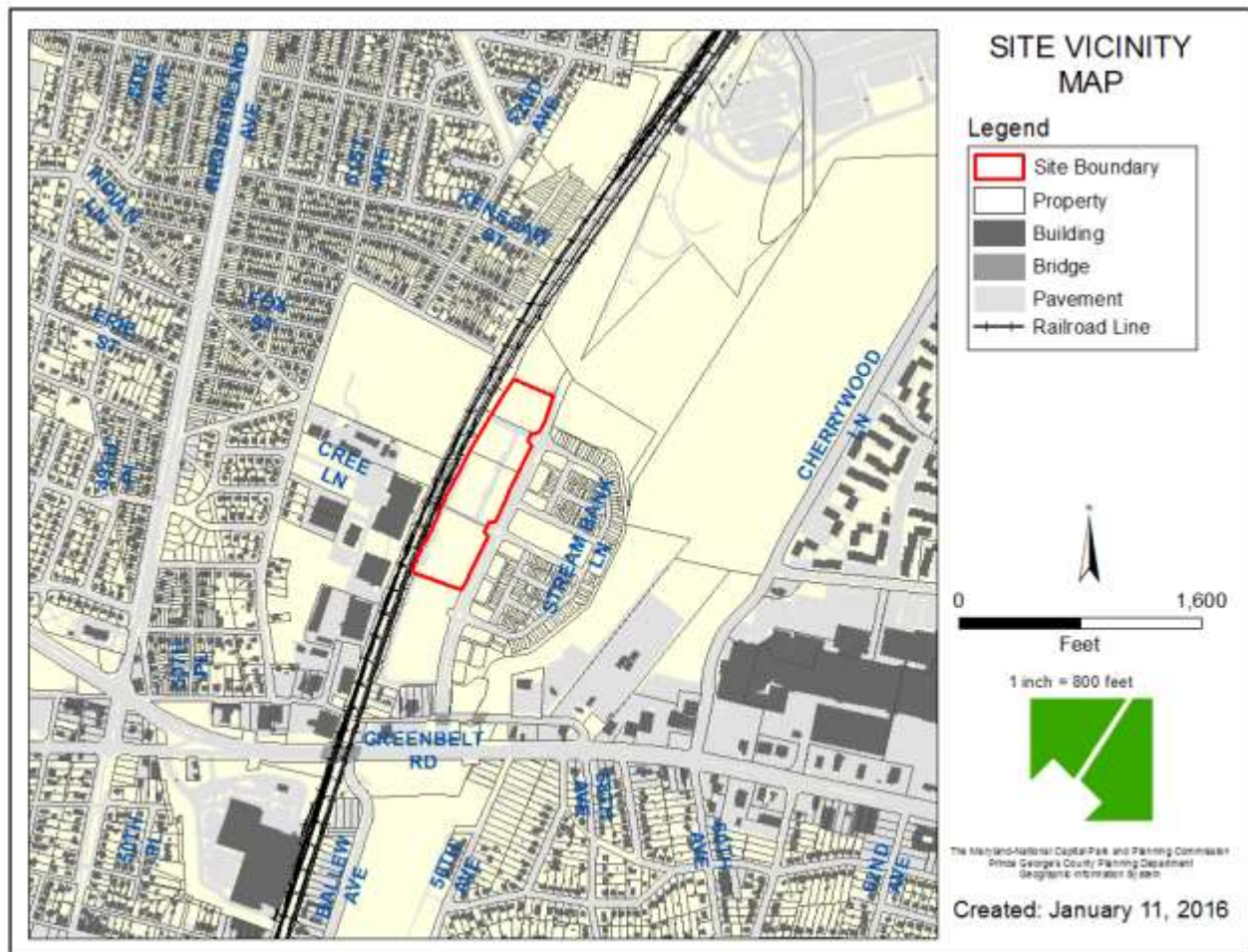
Detailed Site Plan

DSP-13045

Application	General Data	
Project Name: Greenbelt Station, Phase 3 Location: On the west side of Greenbelt Station Parkway, approximately 1,800 feet north of its intersection with Greenbelt Road (MD 193). Applicant/Address: NVR MS Cavalier Greenbelt, LLC 11700 Plaza America Drive, Suite 310 Reston, VA 20190	Planning Board Hearing Date:	02/25/16
	Memorandum Date:	02/09/16
	Date Accepted:	02/23/15
	Planning Board Action Limit:	Waived
	Plan Acreage:	11.18
	Zone:	M-X-T
	Dwelling Units:	165
	Gross Floor Area:	3,000 sq. ft.
	Planning Area:	67
	Council District:	04
	Election District	21
	Municipality:	N/A
	200-Scale Base Map:	210NE05

Purpose of Application	Notice Dates	
A request for a two-week continuance of the Planning Board hearing date of February 25, 2016 to March 10, 2016. 165 townhouse units and 3,000 square feet of commercial space in Phase 3 of the South core.	Informational Mailing:	08/08/14
	Acceptance Mailing:	02/13/15
	Sign Posting Deadline:	01/26/16

Staff Recommendation		Staff Reviewer: Cynthia Fenton Phone Number: 301-952-3412 E-mail: Cynthia.Fenton@ppd.mnccppc.org	
APPROVAL	APPROVAL OF CONTINUANCE	DISAPPROVAL	DISCUSSION
	X		



February 9, 2016

MEMORANDUM

TO: The Prince George's County Planning Board

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

FROM: Cynthia Fenton, Planner Coordinator, Urban Design Section, Development Review Division

SUBJECT: Detailed Site Plan DSP-13045
Greenbelt Station, Phase 3

In a letter received February 9, 2016, the applicant's representative requested a continuance of the Planning Board hearing date for the above case from January 25, 2016 to March 10, 2016. The continuance is necessary to resolve issues related to this detailed site plan.

The site was posted as required by the Prince George's County Zoning Ordinance on January 26, 2016. The 70-day review period has been waived.

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 March 10, 2016.