



Note: Staff reports can be accessed at <http://mncppc.igmp2.com/Citizens/Default.aspx>.

Revision of Site Plan

ROSP-1667-01

Application	General Data	
Project Name: Hilltop Plaza – Parcel 19 Location: On the south side of Race Track Road, approximately 1,100 feet west of the intersection of MD 450 (Annapolis Road). Applicant/Address: Hilltop Borrower, LLC 8045 Greensboro Drive, Suite 830 McLean, VA 22102 Property Owner: Same as above	Planning Board Hearing Date:	11/02/17
	Memorandum Date:	10/13/17
	Date Accepted:	09/01/17
	Planning Board Action Limit:	N/A
	Plan Acreage:	4.93
	Zone:	R-R
	Gross Floor Area:	N/A
	Lots:	N/A
	Parcels:	19
	Planning Area:	71b
	Council District:	04
	Election District	14
	Municipality:	Bowie
	200-Scale Base Map:	209NE14

Purpose of Application	Notice Dates	
Request for refund of filing fee.	Informational Mailing	N/A
	Acceptance Mailing:	N/A
	Sign Posting Deadline:	Waived

Staff Recommendation		Staff Reviewer: Ivy R. Thompson Phone Number: 301-952-4326 E-mail: Ivy.Thompson@ppd.mncppc.org	
APPROVAL	APPROVAL WITH CONDITIONS	DISAPPROVAL	DISCUSSION
			X

October 13, 2017

MEMORANDUM

TO: The Prince George's County Planning Board

VIA: Sherri Conner, Acting Supervisor, Subdivision and Zoning Section
Development Review Division

FROM: Ivy R. Thompson, Senior Planner, Subdivision and Zoning Section
Development Review Division

SUBJECT: Request for Refund of Filing Fee
Revision of Site Plan Application No. ROSP-1667-01
Hilltop Plaza – Parcel 19

In a letter dated October 3, 2017, the applicant's attorney, Thomas H. Haller, requested that the above revision of site plan (ROSP) application be withdrawn, and the application fee be refunded.

Section 27-125.02 of the Zoning Ordinance sets forth the fee structure for the specific applications. The applicant was required to file a fee in the amount of \$2,123.00 to process an ROSP. The application was filed in error. Prince George's County Council Bills CB-16-2010 and CB-1-2011 and Council Resolution CR-60-2011 provide the City of Bowie with review authority for minor changes to special exceptions, in this case, Revision of Site Plan ROSP-1667-01. The technical staff report was not initiated and no signs were posted on the property.

Section 27-125.02(m)(4)(A)(i) of the Zoning Ordinance provides that the Planning Board may approve a refund if "[t]he fee was paid by mistake, and the applicant has requested (in writing) a refund. In this case, all fees may be refunded." The appropriate amount which may be refunded to the applicant is \$2,123.00. This represents all the ROSP filing fees of \$2,123.00.

RECOMMENDATION

Staff recommends that the request for refund of the filing fee for Revision of Site Plan Application No. ROSP-1667-01 be APPROVED in the amount of \$2,123.00.