



Note: Staff reports can be accessed at <http://mncppc.igm2.com/Citizens/Default.aspx>.

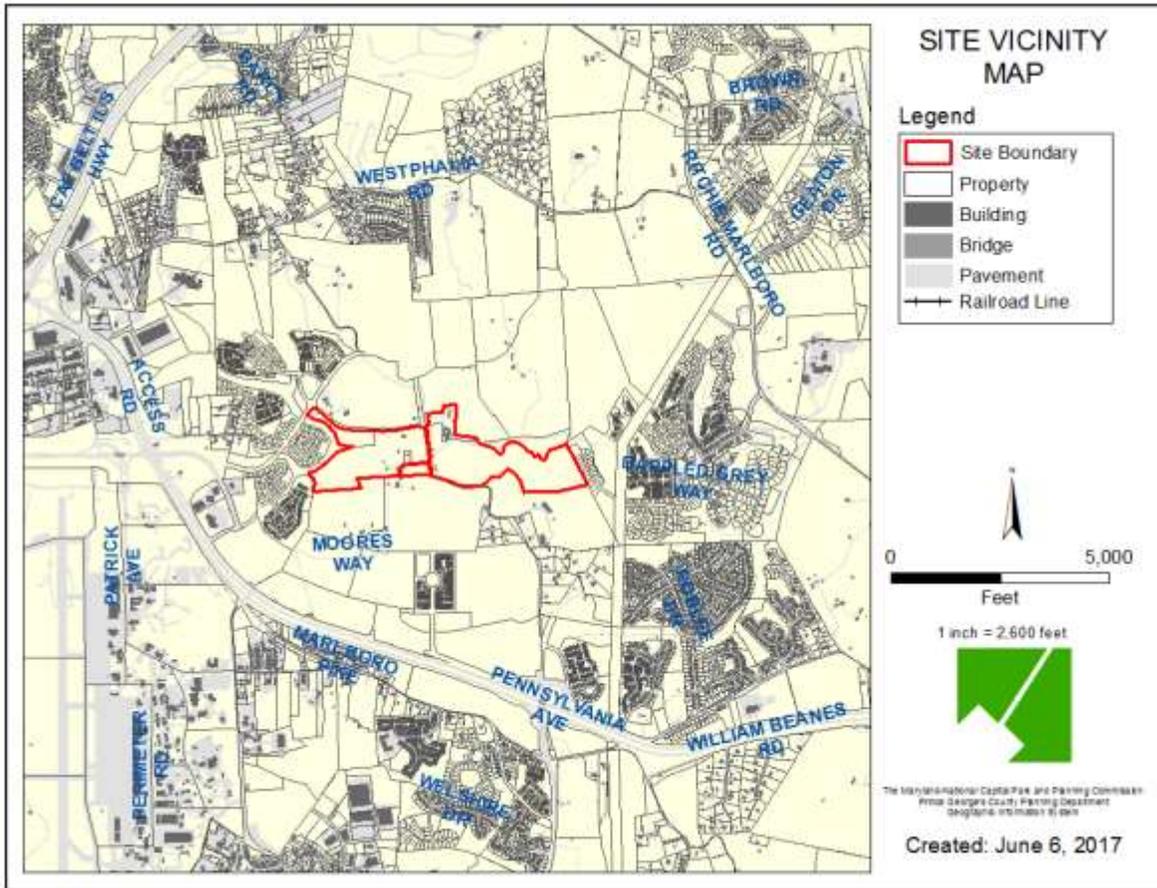
Specific Design Plan (Infrastructure)

SDP-1302-02

Application	General Data	
<p>Project Name: Parkside (formerly Smith Home Farm) Sections 5 and 6</p> <p>Location: Located on the east and west side of Melwood Road, approximately 6,400 feet south of its intersection with Westphalia Road.</p> <p>Applicant/Address: SHF Project Owner, LLC. 1999 Avenue of the Stars, Suite 2850 Los Angeles, CA 90067</p>	Planning Board Hearing Date:	07/20/17
	Memorandum Date:	07/11/17
	Date Accepted:	04/13/17
	Planning Board Action Limit:	Waived
	Plan Acreage:	144.20
	Zone:	R-M
	Dwelling Units:	159
	Gross Floor Area:	N/A
	Planning Area:	78
	Council District:	06
	Election District	15
	Municipality:	N/A
200-Scale Base Map:	206SE08/09	

Purpose of Application	Notice Dates	
<p>A request for continuance of the Planning Board hearing date from July 20, 2017 to September 14, 2017.</p> <p>Infrastructure SDP for 159 single-family attached units.</p>	Informational Mailing:	12/29/16
	Acceptance Mailing:	06/12/17
	Sign Posting Deadline:	06/20/17

Staff Recommendation		<p>Staff Reviewer: Jill Kosack, RLA, ASLA Phone Number: 301-952-4689 E-mail: Jill.Kosack@ppd.mncppc.org</p>	
APPROVAL	APPROVAL WITH CONDITIONS	DISAPPROVAL	DISCUSSION
X			



July 11, 2017

MEMORANDUM

TO: The Prince George's County Planning Board

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

FROM: Jill Kosack, Planner Coordinator, Urban Design Section, Development Review Division

SUBJECT: **Specific Design Plan for Infrastructure SDP-1302-02
Parkside (formerly Smith Home Farm)
Sections 5 and 6**

In a letter dated July 11, 2017, the applicant's representative, Shipley & Horne, P.A., requested a continuance of the Planning Board hearing date for the above referenced case from July 20, 2017 to September 14, 2017. The continuance is necessary to allow time to resolve outstanding issues related to the project.

The site was originally posted on June 20, 2017 as required by the Prince George's County Zoning Ordinance. The 70-day review period has been waived to September 14, 2017.

RECOMMENDATION

The Urban Design Section recommends that the Planning Board APPROVE the request for continuance and schedule this case on the Planning Board hearing date of September 14, 2017.