

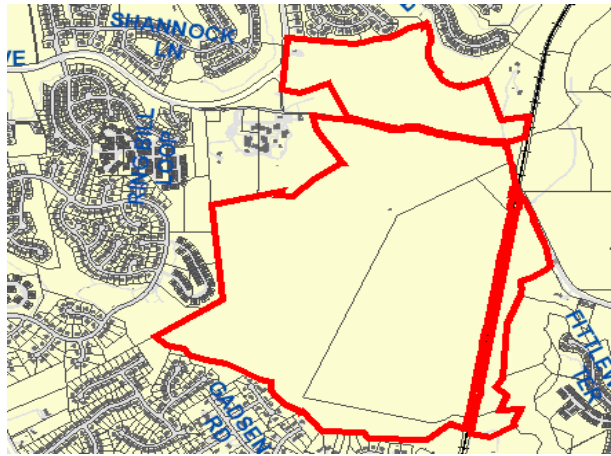


The Maryland-National Capital Park and Planning Commission
Prince George's County Planning Department
Development Review Division
301-952-3530

Note: Staff reports can be accessed at <https://www.mncppc.org/883/Watch-Meetings>

Specific Design Plan Locust Hill – Phase I

SDP-1705-02

REQUEST		STAFF RECOMMENDATION		
The applicant requests a continuance from the Planning Board hearing date of February 8, 2024 to February 15, 2024.		APPROVAL of continuance		
335 units within Phase 1 of Locust Hill, of which 285 are single-family detached homes, and 50 are single-family attached carriage houses.				
Location: On the north and south sides of Oak Grove Road and west of MC-600 (Leeland Road), between Church Road and Collington Branch.				
Gross Acreage:	505.81			
Zone:	LCD			
Prior Zone:	R-L			
Reviewed per prior Zoning Ordinance:	Section 24-1704(h)			
Dwelling Units:	335			
Gross Floor Area:	N/A			
Planning Area:	79			
Council District:	06			
Municipality:	N/A			
Applicant/Address: WBLH, LLC 6731 Columbia Gateway Drive Suite 120 Columbia, MD 21046		Planning Board Date:		02/08/2024
Staff Reviewer: Te-Sheng (Emery) Huang Phone Number: 301-952-4534 Email: Tesheng.Huang@ppd.mncppc.org		Planning Board Action Limit:		02/14/2024
		Memorandum Date:		01/25/2024
		Date Accepted:		11/21/2023
		Informational Mailing:		01/13/2023
		Acceptance Mailing:		11/09/2023
		Sign Posting Deadline:		01/09/2024

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/.
Please call 301-952-3530 for additional information.



January 25, 2024

MEMORANDUM

TO: The Prince George's County Planning Board

VIA: James Hunt, Chief, Development Review Division *JRH*
Hyojung Garland, Acting Supervisor, Urban Design Section *HG*
Development Review Division

FROM: Te-Sheng (Emery) Huang, Planner III, Urban Design Section
Development Review Division *TH*

SUBJECT: **Specific Design Plan SDP-1705-02**
Locust Hill – Phase I
Planning Board Agenda February 8, 2024—Request for Continuance

In a letter dated January 25, 2024, the applicant's representative, Robert J. Antonetti, Jr., requested a continuance of the Prince George's County Planning Board hearing date for the above-referenced application, from February 8, 2024, to February 15, 2024. The continuance is necessary to allow additional time for staff to review additional information. The applicant has provided a standard 45-day waiver of the action limit, which now expires on March 30, 2024.

Public hearing signs for this application were posted on January 9, 2024, as required by the Prince George's County Zoning Ordinance. If granted, additional posting will not be required.

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 February 15, 2024.