

THE MARYLAND-NATIONAL CAPITAL
PARK AND PLANNING COMMISSION

PRINCE GEORGE'S COUNTY PLANNING BOARD

STAFF REPORT

SUBJECT: Vacation Petition V-00009
Vacation of Lots 1 through 8, Block H, and all of Braebrook Court, as shown on the subdivision plat of Maryvale, Plat One, Section Six, recorded in Plat Book NLP 133 at plat 75, Election District No. 15.

OVERVIEW

The subject petition requests the vacation of eight lots and Braebrook Court, totaling 21.72 acres, on the northwest side of Robert Crain Highway (US 301), northeast of Osborne Road. Said street was originally dedicated to public use to serve the eight residential lots that are also being vacated by this petition. The Petitioner seeks to vacate said lots and the 60-foot-wide street that has never been improved or otherwise used by the general public. The Petitioner proposes to consolidate the vacated area into a single lot by recording a subdivision plat in accordance with Section 24-108(a)(3).

SETTING

The majority of the surrounding area is characterized by residential single-family homes and is zoned R-E. Southwest of the residential lots is a commercial shopping center.

FINDINGS AND REASONS FOR STAFF RECOMMENDATION

1. No referral agency or department recommended disapproval of the petition.
2. No objections were received from adjacent property owners.
3. Petitioners are the owners of all of the lots abutting the street proposed to be vacated.

RECOMMENDATION

APPROVAL, subject to the following conditions:

1. Recordation of a subdivision plat in accordance with Section 24-108(a)(3) to consolidate the vacated areas into one lot.