

**Planning, Community & Economic Development – Terry Schum**  
**(240) 487-3538**

The following is an ongoing report on the status of zoning applications filed with the Maryland-National Capital Park and Planning Commission (M-NCPPC) in or near the City of College Park and applications for variances and departures filed with the city. Projects will remain on the report until their final disposition (approved, denied or withdrawn). ***Updated information shown in italics.***

**CURRENT APPLICATIONS FILED WITH M-NCPPC**

***Shell Gas Station***

***SE-4756, DDS-626, DSDS-684 and DPLS-411***

*Filed: Information notice mailed June 23, 2014*  
*Location: 10211 Baltimore Avenue (just outside of city limits)*  
*Applicant: SMO, Inc.*  
*Purpose: Demolish the existing gas station and construct a gas station, convenience store and car wash.*  
*Status: Application has not been accepted.*

***4700 Berwyn House Road***

***Detailed Site Plan DSP-12034-01***

*Filed: Informational notice mailed February 7, 2014*  
*Location: 4700 Berwyn House Road*  
*Applicant: Christopher L. Hatcher*  
*Purpose: Expand the boundaries of DSP-12034 (Koon's Ford) to include a multifamily building with 275 apartment units with garage parking.*  
*Status: Application has been accepted by M-NCPPC for review. The Planning Board public hearing is scheduled for July 17, 2014.*

***Greenbelt Station South Core – Phase 3***

***Detailed Site Plan DSP-13045***

*Filed: Informational notice mailed November 19, 2013*  
*Location: North of the intersection of Greenbelt Road (MD-193) and Branchville Road and south of the Metro Station in Greenbelt*  
*Applicant: Dewberry Consultants, LLC*  
*Purpose: Approximately 150 townhouse units with recreational amenities.*  
*Status: Application has not been accepted.*

***Fairfield at Greenbelt Metropark (NOTE: NEW NAME IS VERDE AT GREENBELT STATION)***

***Detailed Site Plan DSP-05021/01***

*Filed: Informational notice mailed October 17, 2013*  
*Location: 8010 Greenbelt Station Parkway*  
*Applicant: Dewberry Consultants, LLC*

Purpose: Request for staff-level amendment of existing approved DSP for construction of approximately 302 units with structured parking and assorted amenities.  
*Status: Application has been accepted and referred for comment.*

**University Bible Fellowship  
Preliminary Plan 4-13020**

Filed: Informational notice mailed October 17, 2013  
Location: 3600 & 3602 Metzert Road (North side of Metzert Road and 300 feet east of its intersection with Acredale Court)  
Applicant: Landplan Associates, Inc.  
Purpose: Construction of a 4,896 S.F. dining hall addition to the rear of existing building, construction of 27 new parking spaces and storm water management measures.  
*Status: Planning Board approved with conditions on May 22, 2014.*

**Vacation of Rossburg Drive  
V-13008; Lord Calvert Manor**

Filed: Referral Request mailed November 5, 2013  
Location: Rossburg Drive  
Applicant: Toll Brothers, Inc.  
Purpose: Vacate Rossburg Drive for development of Knox Village.  
*Status: Application has been accepted and referred. Road must be closed prior to being vacated. No hearing date scheduled.*

**Town Place Suites by Marriott  
Detailed Site Plan DSP-06018-01**

Filed: Application referred October 10, 2013  
Location: 9620 Baltimore Avenue  
Applicant: Baywood Hotels  
Purpose: Limited minor amendment to DSP for 75-room extended stay hotel to adjust building footprint, elevations, parking and other site-related changes due to engineering necessities.  
*Status: Application submitted for staff-level review which is underway.*

**Pregnancy Aid Center  
Detailed Site Plan DSP-12030**

Filed: Informational notice mailed July 26, 2012  
Location: Intersection of Erie Street and Baltimore Avenue  
Applicant: Dewberry & Davis. LLC  
Purpose: To construct a 30x50 building addition and pave the existing gravel parking area.  
*Status: Application has been accepted. The timing for this application has been waived by the applicant and a subdivision application may be required.*

**Shaban Property  
Zoning Map Amendment A-10027**

Filed: Informational notice mailed June 5, 2012  
Location: 9900 Rhode Island Avenue & 4926 Edgewood Road  
Applicant: Randy & Shahida Shaban  
Purpose: Rezone O-S property back to C-S-C  
Status: Application has been accepted by M-NCPPC but no hearing dates have been scheduled.

**CURRENT APPLICATIONS FILED WITH THE CITY/ADVISORY PLANNING COMMISSION**

**CPV-2014-02**

*Applicant: Doris & Henry Gotshall  
Location: 5029 Kenesaw Street  
Request Variance to Replace Existing Driveway and Patio  
Status: APC recommendation of approval pending Mayor and Council approval on July 15, 2014.*

**CPV-2014-03**

*Applicant: Juan Avila  
Location: 9728 51<sup>st</sup> Place  
Request Variance to Construct a Driveway in the Front Yard  
Status: Public Hearing held on June 5, 2014 and continued until July 3, 2014. APC recommendation for approval pending Mayor and Council approval on August 12, 2014.*

**CPV-2014-04**

*Applicant: Reina Vasquez  
Location: 5025 Iroquois Street  
Request Variance to Expand the Existing Driveway  
Status: Public Hearing held on June 5, 2014. APC recommendation for approval with City Council action pending.*

**CPV-2014-05**

*Applicant: Yaris Reyes Carbajal  
Location: 5926 Bryn Mawr Road  
Request Variance to Erect a 6' High Fence in the Side Yard  
Status: APC recommendation for approval pending Mayor and Council approval on July 15, 2014.*

**CEO-2014-03**

*Applicant: Candance Hall  
Location: 9120 Rhode Island Avenue  
Request Variance to Erect a Fence in the Front Yard  
Status: APC recommendation for approval pending Mayor and Council approval on July 15, 2014.*

**CEO-2014-04**

*Applicant:* Phillip Ledwell  
*Location:* 5912 Chestnut Hill Road  
*Request* Variance to Erect a 6' High Side Yard Fence  
*Status:* APC recommendation for approval and denial of variances pending action by the Mayor and Council on July 15, 2014.

**14-0048**

*Applicant:* Samuel Bronstein  
*Location:* 9026 Autoville Drive  
*Request* Appeal for Failure to Secure City and County building permits for a carport/shed  
*Status:* More time is needed by the applicant to file an application with Prince George's County.

**14-0067**

*Applicant:* Samuel Bronstein  
*Location:* 9026 Autoville Drive  
*Request* Appeal for Failure to Secure City and County building permits for a deck in the rear of the property  
*Status:* More time is needed for the applicant to file an application with Prince George's County.