

Planning, Community & Economic Development – Terry Schum
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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 Projects will remain on the report until their final disposition (approved, denied or withdrawn).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

RCP Greenbelt
DSP-07018

Filed: Pre-application notice filed April 17, 2007, June 27, 2007, *August 29, 2007 and November 5, 2007*

Location: South core of Greenbelt Station

Applicant: RCP Development

Purpose: Construction of 378 multifamily residential units (condos) and 80,000 SF of retail.

Status: Application has been filed and accepted. Timing has been waived. No confirmed hearing date.

College Park Student Housing (Varsity)
Preliminary Plan 4-07095 & DSP 07062

Filed: *Pre-application notice filed on October 26, 2007 and April 23, 2008*

Location: *West side of Baltimore Avenue (US Route 1) at Melbourne Place*

Applicant: *Mark Vogel*

Purpose: *Construction of 259 units of student housing and 22,000 square feet retail*

Status: *Both applications filed. Planning Board hearing for Preliminary Plan scheduled for December 4, 2008.*

Lucero Restaurant & Grocery
DSP-07063

Filed: *Pre-application notice filed on May 22, 2008*

Location: *5001 & 5003 Greenbelt Road*

Applicant: *Lucero Restaurant/Digiterra Design*

Purpose: *The existing use of the property is a grocery and the additional proposed use is for a restaurant.*

Status: *No Application has been filed.*

University of Maryland, East Campus
Detailed Site Plan- 08030

Filed: *Pre-application notice filed on June 2, 2008*

Location: *Southeast quadrant of Paint Branch Pkwy. and U.S. Route One*

Applicant: Foulger-Pratt Companies/Argo Investment Co.
Purpose: Commercial, retail, office, hotel, entertainment and residential development.
Status: Application accepted September 2008. 70-day review period has been waived with Planning Board hearing in January or February 09.

**Domain at College Park
Zoning Map Amendment A-10011**

Filed: Pre-application notice filed on May 6, 2008
Location: South of Campus Drive and West of Mowatt Lane
Applicant: Domain College Park, LLC
Purpose: Rezone property from R-55 to M-X-T to construct a 5-story luxury multi-family building with ground floor retail
Status: Application was accepted on July 28, 2008. Planning Board review scheduled for December 18, 2008 prior to going to the Zoning Hearing Examiner.

**Chick-Fil-A
DSP-08069**

Filed: Pre-application notice sent on October 31, 2008.
Location: Cherry Hill Road/Autoville
Applicant: Ben Dyer Associates, Inc.
Purpose: Chick-fil-A fast food restaurant with drive through
Status: No application has been filed.

**MAZZA GrandMarc Apartments/Commercial
DSP-04049-01**

Filed: Pre-application notice filed November 25, 2008
Location: Westside of US Route 1, south of Hollywood Road
Applicant: PPC/CHP Maryland Limited Partnership
Purpose: Construction of approximately 10,000 square feet of retail commercial
Status: No application has been filed.

CURRENT APPLICATIONS FILED WITH THE CITY/ADVISORY PLANNING COMMISSION

BPV-2007-01

Filed: October 5, 2007
Applicant: Sandro Baiza
Location: 3705 Marlborough Way
Request: Revocation of Building Permit 1640 for a fence
Status: Oral argument held before the Mayor and Council on February 26, 2008 and was continued until April 1, 2008 for more deliberation. On April 8, 2008 the Mayor and Council denied the request for

validation of the building permit and required the removal of the retaining wall in the front yard. The applicant is required to submit a proposal for removing all of the retaining wall at the June 3, 2008 work session. On May 7, 2008, the applicant filed in the Circuit Court for Prince George's County for judicial review of the decision. Oral arguments are scheduled at the Circuit Court for December 19, 2008.

CPV-2007-12

Filed: June 8, 2007
Applicant: Miriam Diaz
Location: 4712 Fox Street
Request: Variance to expand the existing driveway and validate in existing shed and porch
Status: *Continued until further notice.*

APC-CEO-0013-2004

Applicant: *Robert Schnabel & Stephanie Stulich*
Location: *7400 Dartmouth Avenue*
Request: *Insufficient time allotted to complete tasks required for compliance.*
Status: *The Advisory Planning Commission heard testimony from the applicants in reference to the progress of work being done to restore their house. The applicants will return in January 2009 with an update and submit a timeframe for completing the remaining violations.*

CEO-2008-03

Filed: *September 24, 2008*
Applicant: *Anabel Ramos*
Location: *9325 Rhode Island Avenue*
Request: *Variance to construct a six foot (6') fence*
Status: *Approval recommended by the Advisory Planning Commission at their October 2, 2008 meeting. Another public hearing was held on October 30, 2008, to reconsider the decision granted on the variance application. APC voted unanimously that a variance was not needed for the fence installation, so the application was withdrawn. The application fee will be refunded to the applicant*