

Case No. CNU-2967-2009-U

Applicant: Jodi Mahdavi/St. Barnabas  
Service Park, LLC

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND,  
SITTING AS THE DISTRICT COUNCIL

ORDER AFFIRMING CERTIFICATION  
OF NONCONFORMING USE, WITH CONDITIONS

IT IS HEREBY ORDERED, after review of the administrative record, that Application No. CNU-2967-2009-U, to approve a non-conforming use certification for a used automobile sales lot in the C-S-C Zone, and issuance of a use and occupancy permit for the property referred to as Ultimate Auto, described as part of Parcel 368 of an 11.14-acre, triangular-shaped area of land in the C-S-C Zone, located at 4740 St. Barnabas Road, Temple Hills, is:

APPROVED, for the reasons stated by the Zoning Hearing Examiner, whose decision is hereby adopted as the findings of fact and conclusions of law of the District Council in this case.

In order to protect adjacent properties and the neighborhood, approval of this non-conforming use certification is subject to the following conditions:

1. The owner shall place and maintain planters with landscaping along the St. Barnabas Road frontage.
2. The owner shall work with the tenants to reduce the amount of window space covered by signs.

ORDERED this 11th day of January, 2010, by the following vote:

In Favor: Council Members Dernoga, Bland, Campos, Dean, Exum, Harrison, Knotts, Olson  
and Turner.

Opposed:

Abstained:

Absent:

Vote: 9-0

COUNTY COUNCIL OF PRINCE GEORGE'S  
COUNTY, MARYLAND, SITTING AS THE  
DISTRICT COUNCIL FOR THAT PART OF  
THE MARYLAND-WASHINGTON  
REGIONAL DISTRICT IN PRINCE GEORGE'S  
COUNTY, MARYLAND

By: \_\_\_\_\_  
Thomas E. Dernoga, Chairman

ATTEST:

\_\_\_\_\_  
Redis C. Floyd  
Clerk of the Council