

Case No.: DSP-89056-03  
Forestville Commercial Center

Applicant: ALG Forestville, LLC

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

FINAL DECISION — APPROVAL OF DETAILED SITE PLAN

On January 16, 2024, this matter was considered by the District Council, on mandatory review from Planning Board pursuant to Section 27-548.26(b) of the Zoning Ordinance, without any opposition, using oral argument procedures. Having reviewed the record and the Planning Board's decision to recommend approval of Detailed Site Plan (DSP) 89056-03, a request for approval to amend the Development District Overlay (D-D-O) Zone use table, on property located in the southeast quadrant of the intersection of Fernham Lane and Cryden Way, (9.4773 Acres; IE/MIO Zone (Prior I-1/D-D-O/M-I-O Zones)), in Council District 6, the District Council finds that the Planning Board's recommendation is supported by substantial evidence in the record, is not arbitrary, capricious, or otherwise illegal.

IT IS HEREBY ORDERED that the District Council APPROVE DSP-89056-03, based on the findings of facts and conclusions set forth in Planning Board Resolution No. 2023-122, for the land described above, subject to the following conditions:

1. Prior to certification of this detailed site plan (DSP), the applicant shall revise the site plan to:
  - a. Correct the boundary bearings and distances for Lots 3–9, to be consistent with the record plat.
  - b. Remove the approval block on the approval sheet.
  - c. Note the height of the single gate on the plan.
  - d. Include the correct version of the board-on-board fence elevation for this DSP, since there are two versions included in the submission.

- e. Add labels to the plan, indicating the location where the fence and gate details can be found.
- f. Indicate the allowed or designated locations of outdoor storage and display areas on the plan.
- g. Update the total number of provided parking spaces.
- h. Update information in Schedule 4.2 to provide shade trees, instead of evergreen trees, and revise the landscape plan accordingly.

ORDERED this 22<sup>nd</sup> day of January 2024, by the following vote:

In Favor: Council Members Burroughs, Blegay, Dernoga, Fisher, Harrison, Hawkins, Ivey, Olson, Oriadha, and Watson.

Opposed:

Abstained:

Absent: Council Member Franklin.

Vote: 10-0.

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: \_\_\_\_\_  
Jolene Ivey, Chair

ATTEST:

\_\_\_\_\_  
Donna J. Brown  
Clerk of the Council