

**A Resolution to Issue Building Permits For Construction of Single Family Dwellings on Fifteen Lots in the Woodmore Towne Centre at Glenarden
R-01-2015**

**City Council of the City of Glenarden, Maryland
2014 -2015 Legislation**

Resolution: R-01-2015
Introduced By: Carolyn Smallwood, Council President
Co-Sponsors: At the Request of the Administration
Session: Regular Session
Date of Introduction: September 8, 2014

A Resolution to Issue Building Permits For Construction of Single Family Dwellings on Fifteen Lots in the Woodmore Towne Centre at Glenarden

WHEREAS, the Council is required to approve permits for construction in the M-X-T zone at the Woodmore Towne Centre at Glenarden site; and

WHEREAS, DR Horton, Inc. submitted applications for building permits for construction of fifteen single family dwelling units on Lot 108/2, Lot 90/2, Lot 20, Lot 110/22, Lot 8, Lot 108/20, Lot 94/6, Lot 109/21j, Lot 9, Lot 110/22, Lot 21, Lot 7, Lot 30, Lot 14, Lot 12, being 7500 St. Nicholas Place, 2503 St. Nicholas Place, 2505 St. Nicholas Place, 9800 Smithview Place, 2605 Swann Wing Court, 2500 Sir Michael Place, 2507 St. Nicholas Place, 9804 Smithview Place, 2604 Swann Wing Court, 9802 Smithview Place, 9903 Smithview Place, 2603 Nicholas Place, 2702 Brown Lee Court, 2700 Swann Wing Court, 2616, Swann Wing Court in the Woodmore Towne Centre at Glenarden, application numbers 2014-000-076, 2014-000-077, 2014-000-078, 2014-000-079, 2014-000-080, 2014-000-081, 2014-000-082, 2014-000-083, 2014-000-084, 2014-000-085, 2014-000-086, 2014-000-087, 2014-000-088, 2014-000-089 and 2014-000-090 respectively, to the City of Glenarden; and

WHEREAS, Prince George's County has reviewed and approved building permit application numbers 42172-2013-00, 42169-2013-00, 42170-2013-00, 42175-2013-00, 42168-2013-00, 42172-2013-00, 42032-2013-00, 42175-2013-00, 42167-2013-00, 42173-2013-00, 42033-2013-00, 42187-2013-00, 42179-2013-00, 42183-2013-00 and 42161-2013-00 for construction of the single family dwelling units on said fifteen lots; and

WHEREAS, the Permit Review Committee has reviewed building application numbers 2014-000-076, 2014-000-077, 2014-000-078, 2014-000-079, 2014-000-080, 2014-000-081, 2014-000-082, 2014-000-083, 2014-000-084, 2014-000-085, 2014-000-086, 2014-000-087, 2014-000-088, 2014-000-089 and 2014-000-090 and finds them to be in conformance with the City of Glenarden Code, Chapter 52: Building Construction; and

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44 **WHEREAS**, the Council has determined that the Building Permits for the construction of
45 the single family dwelling units at 7500 St. Nicholas Place, 2503 St. Nicholas Place, 2505 St.
46 Nicholas Place, 9800 Smithview Place, 2605 Swann Wing Court, 2500 Sir Michael Place, 2507
47 St. Nicholas Place, 9804 Smithview Place, 2604 Swann Wing Court, 9802 Smithview Place,
48 9903 Smithview Place, 2603 Nicholas Place, 2702 Brown Lee Court, 2700 Swann Wing Court,
49 2616, Swann Wing Court in the Woodmore Towne Centre at Glenarden in the Woodmore
50 Towne Centre at Glenarden, Glenarden, MD 20706 should be issued; and

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52 **NOW, THEREFORE, BE IT RESOLVED, by the City Council of Glenarden, Maryland**
53 **sitting in Regular Session this 8th day of September, 2014 as follows:**

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55 1. That Building Permit applications numbers 2014-000-076, 2014-000-077, 2014-000-078,
56 2014-000-079, 2014-000-080, 2014-000-081, 2014-000-082, 2014-000-083, 2014-000-084,
57 2014-000-085, 2014-000-086, 2014-000-087, 2014-000-088, 2014-000-089 and 2014-000-
58 090 be granted and that permits to construct the single family dwelling units at 7500 St.
59 Nicholas Place, 2503 St. Nicholas Place, 2505 St. Nicholas Place, 9800 Smithview Place,
60 2605 Swann Wing Court, 2500 Sir Michael Place, 2507 St. Nicholas Place, 9804 Smithview
61 Place, 2604 Swann Wing Court, 9802 Smithview Place, 9903 Smithview Place, 2603
62 Nicholas Place, 2702 Brown Lee Court, 2700 Swann Wing Court, 2616, Swann Wing Court,
63 Glenarden, MD 20706, as per the plans presented to the Council, be issued subject to:

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65 A. Payment of the application fee (\$75.00) and building permit fee (\$840.00), for each of
66 the fifteen single family dwelling units, for a total of \$1,125.00 in application fees and
67 \$13,140.00 in building permit fees, which will be applied to the Building Permit Revenue
68 budget line item.

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70 B. Submittal of three (3) copies of the approved Prince George's County Permit, three (3)
71 sets of approved permitted drawings, approved plans and drawings in PDF format to the
72 City of Glenarden for the construction on each lot.

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74 2. This Resolution shall take effect immediately upon adoption.

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76 Date Approved: September 8, 2014

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78 ATTEST:

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Toni Taylor, Council Clerk

City Council of Glenarden


Carolyn Smallwood, President, Ward I

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104 Yes -5-

105 No -0-

106 Abstain -0-

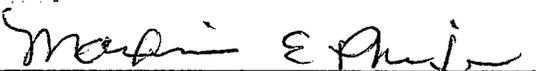

Elaine A. Carter, Vice-President Ward II

Absent
Judy Diggs, Councilwoman, At Large


Deborah A. Eason, Councilwoman, Ward II

Absent
James Herring, Councilman, Ward I


Jennifer A. Jenkins, Councilwoman, Ward III


Maxine Phifer, Councilwoman, At Large

The Glenarden Permit Review Committee

Meeting Minutes

Friday, July 25, 2014 2:00pm

FILE COPY

The Glenarden Permit Review Committee called to order a meeting at 2:00pm on Thursday July 25th, 2014 at the James R. Cousins Municipal Center-Conference Room.

Members in attendance:

Dennis Johnson, Carolyn Smallwood, Perry Hampton, John Anderson. * Dianne Thomas was excused due to illness

Subject #1:

Minutes of July 15, 2014- On the topic of a discussion with Code Enforcement Officer Dennis Johnson where questions were answered about issuing receipt of payments for permits before approval by the committee-

The Committee's opinion is this is an unwise practice in as much as it might indicate approval and that developer can begin construction. The Code Enforcement Office should include along with permit application property address, lot number, block numbers; Prince Georges County case number, check number for construction/permit and date of receipt of checks.

Action: Approved with additions-

Subject #2:

Community Notification of Building and Renovations Permit Regulation- The Committee discussed present regulations relative to certain home improvements such as fences and sheds.

The Code Enforcement Office will review all legislation relative to same and report to the Committee at the next meeting.

Action: Approved-

CC: Mayor Dennis Smith, Perry Hampton, Dennis Johnson, Carolyn Smallwood, John Anderson, Dianne Thomas and City of Glenarden Council Members

Subject #3:

Code Enforcement Office- A discussion was held about the care and storage of building permit records due to the fact that the committee has spent a significant amount of time organizing records before performing its responsibility. It was observed that the records are stored more than 6 years in cabinets and in many cases on tables.

Action: The Committee recommends a total reorganization to accommodate the growth of the city.

Subject #4:

Schedule of Permit Review Committee Meetings- In as much as the Committee is required to notify the public about the dates and findings of meetings under the Open Air Meeting Act.

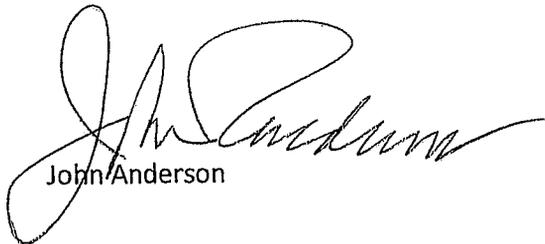
Action: The schedule of meetings will be posted-

Subject #5:

Procedure for Expediting Permit Approval Process by Permit Review Committee- All requests for Building/Renovation Permits should be forwarded to the Code Enforcement Office who shall date receipt of plans, verify number of plans submitted and finally notify the Chairperson of the Permit Review Committee.

Action: Approved

Meeting Adjourned: 3:10 pm



John Anderson

Minutes Submitted by: John Anderson

Minutes Typed by: Tahrique Miller, Summer Intern

Minutes Reviewed by: Aliya B. Carter, Receptionist

CC: Mayor Dennis Smith, Perry Hampton, Dennis Johnson, Carolyn Smallwood, John Anderson, Dianne Thomas and City of Glenarden Council Members