

LONG RANGE AGENDA
September 10, 2026 – October 1, 2026

4-21040 IMBERLEY TOWNHOMES 4

MR-2025-0012 CROOM COMMUNITY ENERGY INITIATIVE..... 2

**PRELIMINARY CENTRAL BRANCH AVENUE CORRIDOR REVITALIZATION SECTOR
PLAN MINOR PLAN AMENDMENT AND PROPOSED SECTIONAL MAP AMENDMENT 3**

SDP-2026-0018 LOCUST HILL, PHASE 3 5

PGCPB AGENDA
9/10/2026

Prince George's County Planning Department
James R. Hunt, MPA, Acting Planning Director

BOARD ACTION AND VOTE

REGULAR AGENDA

COUNTYWIDE PLANNING DIVISION (Inquiries call 301-952-3680)

5. **PUBLIC HEARING**
MR-2025-0012 CROOM COMMUNITY ENERGY INITIATIVE
Council District: 09 Municipality: N/A
Location: 11403 Croom Road, Upper Marlboro MD 20772
Planning Area: 86A
Growth Policy Area: Rural and Agricultural Areas
Zoning Prior: O-S Zoning: AG
Gross Acreage: 81.27 Date Accepted: 06/11/2026
Applicant: Croom Community Energy Initiative, LLC
Request: Ground mounted, single axis tracker solar array with associated equipment, fencing and access road

Action must be taken on or before 09/10/2026

PGCPB AGENDA

9/10/2026

Prince George's County Planning Department
James R. Hunt, MPA, Acting Planning Director

BOARD ACTION AND VOTE

COMMUNITY PLANNING DIVISION (Inquiries call 301-952-3972)

6. **PRELIMINARY CENTRAL BRANCH AVENUE
CORRIDOR REVITALIZATION SECTOR PLAN
MINOR PLAN AMENDMENT AND PROPOSED
SECTIONAL MAP AMENDMENT**

Councilmanic District: 6, 7, 8 and 9

**Request: Work Session with the Planning Board to review
the testimony received at the Joint Public Hearing and
adopt the Preliminary Central Branch Avenue Corridor
Revitalization Sector Plan Minor Plan Amendment and
endorse the Proposed Sectional Map Amendment**

EXTENSION REQUEST FOR A PRELIMINARY PLAN (Inquiries
call 301-952-3530)

7. **4-21040 IMBERLEY TOWNHOMES – This item has been
removed from the agenda**

PGCPB AGENDA

9/17/2026

Prince George's County Planning Department
James Hunt, MPA, Acting Planning Director

BOARD ACTION AND VOTE

EXTENSION REQUEST FOR A PRELIMINARY PLAN (Inquiries call 301-952-3530)

5. **NOTE: This Preliminary Plan of Subdivision was approved by the Planning Board on June 27, 2024 and is valid through July 18, 2026. CL Hatcher, LLC, by letter dated July 15, 2026, requested a 1-year extension of this approval. If this request is approved, the PPS will be valid through July 18, 2027.**

4-21040 IMBERLEY TOWNHOMES

(TCP)

Council District: 05 Municipality: N/A

Location: Northwest quadrant of the intersection of Brightseat Road and Sheriff Road

Planning Area: 72

Growth Policy Area: Established Communities

Zoning Prior: O-S/M-X-T

Zoning: TAC-C/AG

Gross Acreage: 22.12 Extension File Date: 07/15/2026

Applicant: Neighborhood Partners 100, LLC

TENTATIVE PGCPB AGENDA
10/1/2026

Prince George's County Planning Department
James Hunt, MPA, Acting Planning Director

BOARD ACTION AND VOTE

SPECIFIC DESIGN PLAN (Inquiries call 301-952-3530)

5. **EVIDENTIARY HEARING**
SDP-2026-0018 LOCUST HILL, PHASE 3
(TCP)(AC)
Council District: 06 Municipality: None
Location: On the north and south sides of Oak Grove Road and
west of MC-600 (Leeland Road), between Church Road and
Collington Branch
Planning Area: 79
Growth Policy Area: Established Communities
Zoning Prior: R-L Zoning: LCD
Gross Acreage: 50.09 Date Accepted: 07/20/2026
Applicant: WBLH, LLC
Request: Development of 161 single-family attached homes
(including 20 carriage homes), with associated
infrastructure improvements

Action must be taken on or before 10/29/2026