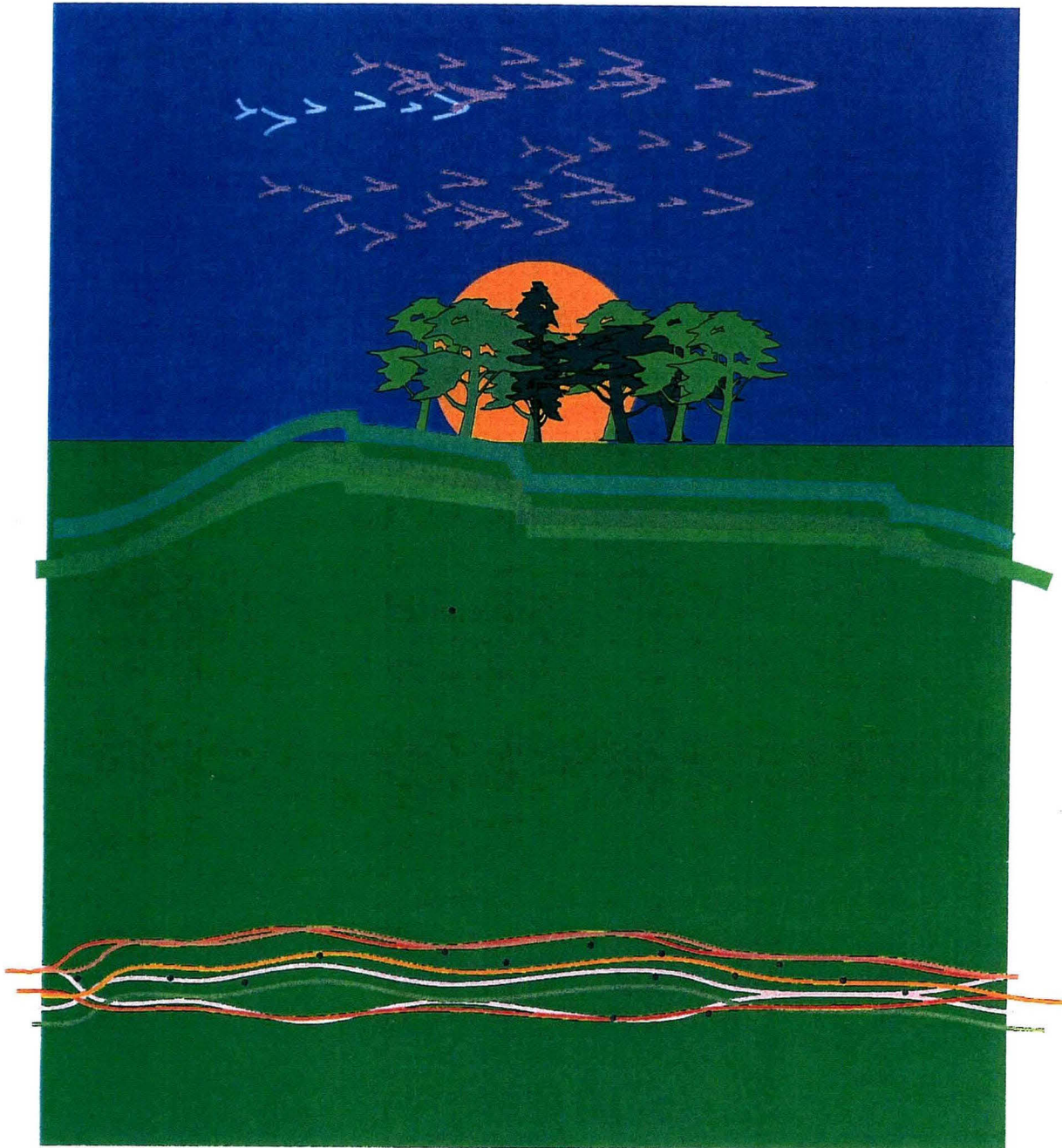


MAY 1998

APPROVED
COUNTYWIDE MAP AMENDMENT
FOR THE
RESERVED OPEN SPACE (R-O-S) ZONE
IN
PRINCE GEORGE'S COUNTY



ABSTRACT

TITLE: Approved Countywide Map Amendment for the Reserved Open Space (R-O-S) Zone in Prince George's County

AUTHOR: The Maryland-National Capital Park and Planning Commission

SUBJECT Countywide Map Amendment for the Reserved Open Space (R-O-S) Zone in Prince George's County

DATE: May 1998

PLANNING AGENCY The Maryland-National Capital Park and Planning Commission

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14741 Governor Oden Bowie Drive
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ABSTRACT: This document contains maps and supporting text identifying and explaining the Countywide Map Amendment (CMA) for the Reserved Open Space (R-O-S) Zone in Prince George's County Prepared by Planning Department staff with input from some public agencies, the CMA reclassifies certain large tracts of properties owned by public agencies into the R-O-S Zone. Information in this document is presented for Federal, State of Maryland, Prince George's County Government, Prince George's County Board of Education, Washington Suburban Sanitary Commission, The Maryland-National Capital Park and Planning Commission and municipal park properties. The R-O-S Zone was created by the District Council in 1994 by the passage of Council Bill, CB-73-1994 and the Countywide Map Amendment was initiated by Council Resolution, CR-7-1996. The CMA was approved by Council Resolution CR-42-1998.

MAY 1998

APPROVED

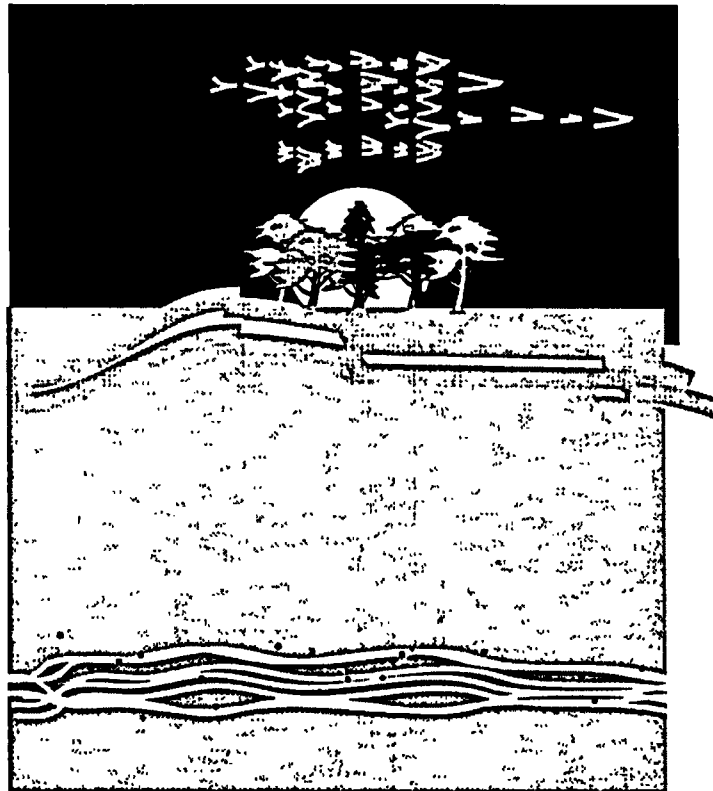
COUNTYWIDE MAP AMENDMENT

FOR THE

RESERVED OPEN SPACE (R-O-S) ZONE

IN

PRINCE GEORGE'S COUNTY



Prepared by the
Prince George's County
Planning Department
14741 Governor Oden Bowie Drive
Upper Marlboro, Maryland 20772

The Maryland-National Capital Park and Planning Commission

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The Maryland-National Capital Park and Planning Commission is a bi-county agency, created by the General Assembly of Maryland in 1927. The Commission's geographic authority extends to the great majority of Montgomery and Prince George's Counties: the Maryland-Washington Regional District (M-NCPPC planning jurisdiction) comprises 1,001 square miles, while the Metropolitan District (parks) comprises 919 square miles, in the two counties.

The Commission has three major functions:

- The preparation, adoption, and, from time to time, amendment or extension of the General Plan for the physical development of the Maryland-Washington Regional District;
- The acquisition, development, operation, and maintenance of a public park system; and
- In Prince George's County only, the operation of the entire County public recreation program.

The Commission operates in each county through a Planning Board appointed by and responsible to the county government. All local plans, recommendations on zoning amendments, administration of subdivision regulations, and general administration of parks are responsibilities of the Planning Boards.

The Prince George's County Department of Planning (M-NCPPC):

- Performs technical analyses and offers advice and recommendations regarding most matters related to existing and future
use of land, including the enhancement of the physical environment, and
provision of public facilities and services.
- Works on a set of specific projects and tasks annually set forth in a work program and budget adopted by the Prince George's County Council and performs such other tasks in response to emerging issues as resources permit.
- Works under the direction of the Prince George's County Planning Board.
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The County Council has three main responsibilities in the planning process: (1) setting policy, (2) plan approval, and (3) plan implementation. Applicable policies are incorporated into area plans, functional plans, and the general plan. The Council, after holding a hearing on the plan adopted by the Planning Board, may approve the plan as adopted, approve the plan with amendments based on the public record, or disapprove the plan and return it to the Planning Board for revision. Implementation is primarily through adoption of the annual Capital Improvement Program, the annual Budget, the Ten-Year Water and Sewerage Plan, and adoption of zoning map amendments.

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Introduction

Background

In 1994, the Prince George's County District Council enacted legislation, Council Bill CB-73-1994, that created the Reserved Open Space, R-O-S Zone. The purposes of the R-O-S Zone are described in Section 27-424.05 (a) of the Zoning Ordinance as follows:

1. *The purposes of the R-O-S Zone are:*
 - a. *To encourage the preservation of large areas of agriculture, trees, and open spaces;*
 - b. *To protect scenic and environmentally sensitive areas;*
 - c. *To ensure the retention of certain areas for nonintensive active or passive recreation uses; and*
 - d. *To provide for a limited range of public, recreational, and agricultural uses.*

2. *The use of the R-O-S Zone is intended to facilitate the permanent maintenance of certain areas of the County, both publicly and privately owned, in an undeveloped state.*

The R-O-S Zone legislation also established a procedure for a Countywide Zoning Map Amendment to apply the R-O-S Zone to public land, and to privately owned land when requested by an individual property owner. Prior to initiation of the R-O-S Map Amendment, the District Council requested certain public agencies in the County to prepare an inventory of all land owned by the agency, the use of which is consistent with the purposes of the R-O-S Zone, and which the agency recommends be considered by the District Council for rezoning to the R-O-S Zone. Responses were submitted by the Board of Education, the Department of Environmental Resources, the Department of Public Works and Transportation, the Washington Suburban Sanitary Commission, and the Maryland-National Capital Park and Planning Commission. The Planning Department took the comments provided by public agencies into consideration during preparation of this Countywide Zoning Map Amendment.

Equity Issues

Following approval of CB-73-1994 creating the R-O-S Zone and requiring a Countywide Map Amendment to implement it, concerns were raised about the potential effect on the value of reclassified public land. Park property was of particular concern since the legislation approved in CB-73-1994 indicated that all parkland purchased with State Program Open Space funding should be reclassified unless it could be demonstrated that another zoning classification was more appropriate. The reason for the heightened concern is that often a portion of park (or other public) property is needed by another agency for another public purpose. It is of particular concern in situations where County-owned property might be acquired through exercise of eminent domain by a superior jurisdiction, e.g., by the United States or State of Maryland governments. In these situations M-NCPPC negotiates a sale or trade based

on the fair-market value of the land at the time of negotiation. Zoning is a major factor considered during an appraisal to determine land values. The R-O-S Zone would have the lowest value of all zoning categories, which means that M-NCPPC would be compensated at a depreciated value relative to the value at acquisition.

To alleviate the equity concerns, two amendments were proposed to the original legislation. CB-76-1995 amended Section 27-225(c)(2) of the Ordinance to allow portions of park property that are anticipated to be needed for the construction of other public facilities not to be reclassified to the R-O-S Zone. This protects the original value of properties where future acquisitions can be anticipated. An example of this situation is along the proposed Metrorail extension to Largo which will pass through parkland. For other public properties where future acquisitions cannot be anticipated, CB-31-1996 amended Section 27-113.01 of the Ordinance to provide for the automatic "reversion" of zoning to the prior classification upon notification by another public agency of an intent to acquire property in the R-O-S Zone.

R-O-S Map Amendment Initiation

The preparation of the R-O-S Map Amendment was formally initiated by Council Resolution CR-7-1996. The resolution:

Directed the evaluation of public properties owned by the United States government and by the State of Maryland to determine which properties conform with the purposes of the R-O-S Zone and should be identified as such on the County Zoning Map.

Reinforced the 20-acre lot size minimum as a goal to be sought for public properties, but which may be met by combinations of adjoining properties in one or more public ownerships.

Directed the Planning Board to notify owners of private property greater than 20 acres in the O-S and R-A Zones of the opportunity to request reclassification to the R-O-S Zone.

Data Resources

To prepare the R-O-S Map Amendment, Planning Department staff has relied on the County's 1"=200' scale Adopted Zoning Maps, the Maryland State Department of Assessments and Taxation (SDAT) tax maps and tax account data to help identify and describe the many kinds of public properties located in Prince George's County. There are more than 6,000 accounts in the SDAT records that are identified as owned by government agencies and are thus tax exempt. The SDAT information has been reorganized according to public agency category by the Planning Department's Public Lands Inventory (PLI). The PLI was prepared during the 1980s as a means of identifying and tracking the ownership and use of land by the various agencies of Federal, State and County government agencies. It associates the thousands of public property tax account records contained in SDAT files with a number unique to the PLI system, known as an OCCUPANT ID or OCC-ID number. The OCC-ID refers to each property or group of properties owned by an agency, and may include one or many tax

account numbers, depending on the complexity of the SDAT records and account assignments. Thus, descriptive and geographic information can be identified and retrieved for each property or group of properties in an organized process. The OCC-ID number is utilized in this Countywide Map Amendment to identify properties on maps and inventory/change lists.

A triennial update of the Public Lands Inventory data and maps began in 1996, during the latter stages of research for the R-O-S Map Amendment project. It is an extensive undertaking in which changes to the SDAT account files since the last PLI update (in 1993) are identified and referred to public agencies for validation. The update for the M-NCPPC Park property was completed as part of the R-O-S project, but most other public agency updates will not be completed until some time next year. Where questions or inconsistencies between the data and the PLI maps arose, they needed to be researched on a case-by-case basis. It was also discovered that SDAT data for public properties was frequently out of date or inaccurate, probably because the most common method of identifying and correcting inaccuracies — review and challenge by a taxpayer — rarely occurs with “tax-exempt” public properties. In any case, use of this basic data often required extensive research to qualify for accuracy or to correct. Again, zoning information has been verified from the adopted County zoning maps.

Map Preparation

Preparation of the R-O-S Map Amendment also coincided with development of the County’s geographic information system (GIS) integrating data and mapping management resources. Until the advent of GIS, the PLI mapping effort had to be carried out by hand. The last comprehensive PLI map update was performed in 1990, with hand updating for some agencies in 1993. When the GIS is fully established, data and geographic relationships will be much easier to update, retrieve and monitor.

Unfortunately, the GIS effort was not at a point where it could readily supply property specific base maps for use in preparing the R-O-S Map Amendment. Instead, maps for the project had to be constructed as a new, project specific GIS coverage. This was done by combining partially updated 1990 PLI maps into a Countywide GIS base coverage showing only publicly owned properties. This Countywide GIS coverage was then filtered by size to eliminate the thousands of small, isolated pieces of property (typically less than a few acres and frequently only a few square feet) that have accumulated over the years from tax delinquencies, rights-of-way modifications, property surpluses, and the like which are owned by various agencies of government. The remaining larger properties, or groups of properties were classified and sorted by agency to produce a series of maps identifying properties to be considered for reclassification to the R-O-S Zone. Subsequently, these properties were evaluated on the basis of input from the public agencies (where available), and the R-O-S Map Amendment zoning policies described below.

Zoning Policies for Public Land and the Countywide R-O-S Zone Map Amendment

In prior comprehensive rezoning projects, known as sectional map amendments or SMAs, zoning decisions for public properties were based on a uniform policy that was endorsed by both the Prince George's County Planning Board and the District Council. The policy was applied consistently in each of the more than two dozen SMAs adopted since the early 1970s. Briefly, the established policy states: *All public land should be placed in the most restrictive and or dominant adjacent zone, whichever bears the closest relationship to the intended character of the area.*

This SMA policy took into account the idea that the zoning of public land, just as private land, should be compatible with surrounding zones. It attempted to eliminate any "islands" of inharmonious zoning, while still providing for the public use, and to further assure compatibility of any future development or uses if the property were to be returned to private ownership. A distinction was made where parcels of land were set aside ultimately for public open space as part of a large-scale open space network. In those cases, such as regional or stream valley parks, the Open Space, O-S Zone was typically applied as being the most appropriate zone to recognize the intended character of the public use. The cumulative result is that the County zoning map indicates categories for public properties that tend to reflect the character of the area or intended utilization of the property

Federal and State properties which are scattered throughout the County enjoy a unique status whereby the Federal and State governments are not subject to the requirement of the Zoning Ordinance (Section 27-121). The intent of the comprehensive rezoning process has been to apply a zoning category to all land, including Federal and State properties, without regard to its peculiar zoning status. The Open Space, O-S Zone was generally applied to Federal and State properties, unless specific use of the property or intended character of the property (or the area) warranted showing another zoning category, instead.

Overall, a rezoning policy similar to the preceding SMA public lands policy should be followed in the R-O-S Map Amendment:

- *Public land should be placed in the R-O-S Zone only if it bears a close resemblance to the primary purposes of the R-O-S Zone. The existing zoning classification should be retained in all other cases.*

Zoning in Public Rights-of-Way

There are many street and railroad rights-of-way in ownership of Federal, State and County governments. Regulations governing the zoning of public street and railroad rights-of-way (both existing and proposed) are contained in Section 27-111 of the Prince George's County Zoning Ordinance. On the official County zoning map, zoning categories are generally not shown in order to provide greater legibility Pursuant to the Ordinance regulations, zoning is generally assumed to extend to the centerline of the public right-of-way This map amendment is prepared in accordance with the Ordinance policy, and, with two exceptions, no R-O-S Zone changes are specifically proposed for public rights-of-way

The exceptions are the Baltimore-Washington Parkway and the Sutland Parkway, both owned and maintained by The U.S. Department of the Interior. In response to testimony by the National Park Service, the District Council has reclassified both parkways in the R-O-S Zone to reflect the landscaped, forested, scenic nature mandated by the U.S. Congress for these transportation corridors.

Rezoning Limitations in the Countywide R-O-S Map Amendment

The stated purposes of the R-O-S Zone are to permanently preserve large areas of open space, woodland, environmentally sensitive areas, and areas used for recreational purposes. The uses permitted in the R-O-S Zone are limited to agriculture, single-family dwellings, public buildings, recreational uses, and certain temporary uses. The residential density of the R-O-S Zone is one dwelling unit per twenty acres. In the Countywide Map Amendment, property may only be retained in the existing zoning category or reclassified to the R-O-S Zone. No other zoning categories may be implemented. (Section 27-221 (c))

To apply the R-O-S Zone to private properties:

- The owner must provide written consent to the R-O-S reclassification.
- A nonconforming use will not be created due to noncompliance with the 20-acre minimum net lot area requirement.

With respect to publicly owned properties, the proposed R-O-S Map Amendment:

- Shall include all property purchased with Program Open Space funds, UNLESS it can be demonstrated that there is a more appropriate zoning category for the land based on its intended future use.
- May include public uses on property smaller than 20 acres.

Private Property

Pursuant to the directives of Council Resolution CR-7-1996, the Planning Department contacted over 800 owners of property larger than 20 acres that was classified in the O-S, R-A, or R-E Zones. In spite of several hundred telephone and written inquires about this opportunity to reclassify their property to the R-O-S Zone, there were no individual property owners who formally requested rezoning. Thus, no private property was recommended for the R-O-S Zone in this Map Amendment.

The R-O-S Zone Countywide Map Amendment

The Reserved Open Space (R-O-S) Zone Countywide Map Amendment

A proposal for the Countywide Map Amendment for the R-O-S Zone was released for public review in December 1997. Public hearings and worksessions were held by the Planning Board and District Council in February, March, April and May of 1998 to take public testimony, review the proposed rezonings, and consider amendments. The District Council adopted the proposed R-O-S/CMA with six amendments on May 19, 1998, via Council Resolution CR-42-1998 (see Appendix).

The following sections of this publication are composed of a map (foldout) and change lists which identify public properties reclassified to the R-O-S Zone by this Countywide Map Amendment. The rezonings are organized and discussed by Agency in the following order:

- Federal Properties
- State of Maryland Properties
- Prince George's County Board of Education
- Washington Suburban Sanitary Commission
- Prince George's County Government
- M-NCPPC and Municipal Park Property

The key identifier is the OCCUPANT IDENTIFICATION NUMBER or OCC-ID, which is an eight digit numeral-alphabetic number unique to each group of properties in an given agency. The OCC-ID number is utilized on the change tables and change maps that follow. Note that an OCC-ID may refer to more than one property or tax account. For reasons of space, the SDAT tax account listings for each OCC-ID are omitted from the tables in this text, but the pertinent information regarding description, land area, zoning category, and general location is summarized. A complete listing of OCC-IDs with the tax account data is available as a resource in the Planning Department.

The following tables are Change Lists identifying properties reclassified to the R-O-S Zone. Descriptive and geographic index information from the SDAT property files and the County's Zoning Maps are contained in each OCC-ID entry along with a discussion section that explains why a reclassification to the R-O-S Zone was approved.

Federal Property

Information on property owned by the United States government was gathered from various sources including the State Department of Assessments and Taxation records, the Planning Department's Public Lands Inventory, aerial photography, a recent M-NCPPC publication entitled the *1994 Inventory of Federally Owned Properties in Prince George's County*, and telephone contacts with Federal agency personnel. For consideration in this Countywide Map Amendment, an inventory of Federal properties to be closely evaluated for classification in the R-O-S Zone was prepared according to the following criteria:

Inventory of Federal Property Evaluated for Reclassification to the R-O-S Zone:

- Federal parkways maintained by the U.S. Department of the Interior
- All Federal facilities/property except as listed below

Federal Property NOT Considered Appropriate for Reclassification to the R-O-S Zone:

- Federal highway or railroad rights-of-way
- U.S. Post Office Sites.

Federal government property is not subject to compliance with zoning regulations and requires a specific zoning review procedure to determine the appropriate classification for property returned to private use. Nonetheless, a zoning classification is shown on the zoning maps. In accordance with the public land zoning policies described in this report, the indicated classification should reflect the predominant character of land use.

Federal property in Prince George's County exists in a variety of sizes and states of development. In some cases, there is intense development that dominates an individual Federal land holding, such as the Internal Revenue Service building in New Carrollton. Clearly, the character of this type of use does not conform with the purposes of the R-O-S Zone; zoning decisions made in previous SMAs should be retained. In other cases, the predominant character of the property is undeveloped woodland or agriculture, such as Piscataway National Park. These areas clearly conform with the intent of the R-O-S Zone and should be reclassified accordingly. Finally, there are situations where the character of Federal properties is mixed with areas of intense development combined with large undeveloped or agricultural areas, such as the Beltsville Agricultural Research Center or Goddard Space Flight Center. In these cases, it is recommended that if large portions (greater than 20 acres) of the Federal property conform with the purposes of the R-O-S Zone, the entire property should be shown in the R-O-S Zone classification.

Table 1 identifies the Federal properties that are reclassified to the R-O-S Zone. Rationale for each reclassification is contained in the discussion section.

TABLE 1: FEDERAL PROPERTIES APPROVED FOR THE R-O-S ZONE

MAP/OCC. ID: 160182C1 USDA property on ST. PHILLIPS CHURCH ROAD in AQUASCO

Present Status: USDA property utilized for farm research

Discussion: Agricultural use conforms with purposes of the R-O-S Zone

PA: 87B PAZ: 280Q Council Dist: 09 Tax Map Index: 182C-1 (Parcel 3)

200 Index: 229SE14

Acreege In Zone O-S to R-O-S 31.7300

Total Acreege For 160182C1 31 7300

MAP/OCC ID: 16ARC000 BELTSVILLE AGRICULTURAL RESEARCH CENTER and ADJOINING FEDERAL PROPERTIES on US 1 at I-495 in BELTSVILLE/GREENBELT

Present Status: The current Beltsville Agricultural Research Center (BARC) properties are those that are under the ownership and management of BARC as described in the **Approved 1996 Master Plan Update** prepared by BARC Former BARC property still reflected on SDAT records as in BARC ownership, but which has been transferred to other agencies over the years is listed below and is identified on the zoning change map with corresponding letter codes (SDAT and OCC ID records do not reflect these property transfers BARC and SDAT officials have indicated they will try to rectify their respective property records)

- a Beltsville Agricultural Research Center (USDA) as described in BARC's approved master plan update (approximately 6,615 acres)
- b US Department of State
- c US Food and Drug Administration
- d National Guard
- e US Department of Interior, p/o Patuxent Environmental Science Center (See OCC ID 16NPS001)
- f Animal Plant Health Infusion Services, APHIS
- g US Secret Service, p/o James J Rowley Training Center (See OCC ID 16TRR000)
- h Natural Resources Conservation Service (NRCS), National Plant Materials Center

Discussion: Although there are intensively developed areas at BARC and former BARC properties the bulk of the acreage is in agriculture or woodland which conforms with the purposes of the R-O-S Zone Additionally, Maryland Senate Bill 867 (enacted 10/1/93) now codified as Article 28, Section 8-126 of the Maryland Annotated Code (1997) requires that any property sold by BARC be placed and permanently maintained in a classification of Agricultural Open Space; the R-O-S Zone is comparable to this designation

PA: 61,62,64,67 PAZ: 262B, etc Council Dist : 01, 03, 04 Tax Map Index: 013 to 035 (Numerous lots and parcels)

200 Index: 211NE03-215NE10

Acreege In Zone O-S to R-O-S 7,309 5060

Acreege In Zone R-R to R-O-S 5,196.4402

Total Acreege For 16ARC000: 12,505 9462

TABLE 1: FEDERAL PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC. ID: 16FCC000 INTERAGENCY TRAINING CENTER at 10503 RIVERVIEW ROAD in FORT WASHINGTON

Present Status: Central Intelligence Agency; communications tower and support buildings
 Discussion: Significant open space surrounding antennae and buildings conform with purposes of the R-O-S Zone
 PA: 80 PAZ: 259D Council Dist : 09 Tax Map Index: 122E-4 (P/O Parcel A, B) 200 Index: 214SW01

Acreage In Zone O-S to R-O-S 21,2904
 Total Acreage For 16FCC000 91 2904

MAP/OCC. ID: 16GCS000 BRANDYWINE GLOBECOMM ANNEX at 8815 CEDARVILLE ROAD in BRANDYWINE

Present Status: US Air Force/US Navy global communications station
 Discussion: Significant open space surrounding antennae and buildings conform with purposes of the R-O-S Zone
 PA: 85B PAZ: 271C Council Dist : 09 Tax Map Index: 165C-3 (Parcel 22, 23) 155E-3 (Parcel 5) 200 Index: 220SE08

Acreage In Zone O-S to R-O-S 1,634 6000
Acreage In Zone R-A to R-O-S 12,0000
 Total Acreage For 16GCS000 1,646 6000

MAP/OCC. ID: 16GSFC00 NASA-GODDARD SPACE CENTER on GREENBELT ROAD in GREENBELT

Present Status: NASA space flight administration, research, test facilities and visitor center on property owned by NASA or leased from Beltsville Agricultural Research Center
 Discussion: Although there are intensively developed areas at NASA-Goddard, the bulk of the acreage is woodland or open space which conforms with the purposes of the R-O-S Zone
 PA: 64 & 67 PAZ: 252C Council Dist : 04 Tax Map Index: 035C-1 (Numerous lots and parcels) 200 Index: 212NE10

Acreage In Zone O-S to R-O-S 452 7450
Acreage In Zone R-R to R-O-S 805.3042
 Total Acreage For 16GSFC00 1,258 0492

TABLE 1: FEDERAL PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC ID: 16HDL000 ADELPHI LABORATORY CENTER (part) at 2800 POWDERMILL ROAD in ADELPHI — FEDERAL RESEARCH CENTER AT WHITE OAK (part) at 10901 NEW HAMPSHIRE AVE. in SILVER SPRING

Present Status: US Army research center (former Harry Diamond Lab Gamma Ray facility); wooded/undeveloped property at the rear of the Federal Research Center (former Naval Surface Warfare Center)

Discussion: These properties straddle the Montgomery County/Prince George's County boundary. Most of the intensively developed areas are located in Montgomery County. The Prince George's County portions contain large amounts of wooded and open areas which conform with purposes of the R-O-S Zone.

PA: 65 PAZ: 250A Council Dist : 01 Tax Map Index: 018A-1 (Parcels 88, 89) 200 Index: 213NE03

Acresage In Zone O-S to R-O-S 140.4100
Total Acresage For 16HDL000 140 4100

MAP/OCC. ID: 16NAL000 NATIONAL AGRICULTURAL LIBRARY at US ROUTE 1/CHERRY LANE in BELTSVILLE

Present Status: USDA National Agricultural Library at Beltsville Agricultural Research Center (BARC)

Discussion: Part of BARC which is primarily agricultural or wooded areas that conform with purposes of the R-O-S Zone

PA: 61 PAZ: 251D Council Dist : 03 Tax Map Index: 018F-4 (Parcel 98) 200 Index: 213NE5

Acresage In Zone O-S to R-O-S 39.5900
Total Acresage For 16NAL000 39 5900

MAP/OCC. ID: 16NPS001 PATUXENT ENVIRONMENTAL SCIENCE CENTER on MD 197 in LAUREL

Present Status: US Dept of Interior, US Fish and Wildlife, National Biological Survey; research center and National Wildlife Museum

Discussion: Property is primarily woodland and open space which conforms with purposes of the R-O-S Zone

PA: 64 PAZ: 263A Council Dist : 04 Tax Map Index: 015,016,021,022,028 (Numerous lots and parcels) 200 Index: 212NE10-216NE10

Acresage In Zone O-S to R-O-S 449 0000
Acresage In Zone R-R to R-O-S 2,149.8440
Total Acresage For 16NPS001 2,598 8440

TABLE 1: FEDERAL PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC. ID: 16NPS002 GREENBELT REGIONAL PARK on GREENBELT ROAD in GREENBELT	
Present Status:	US Dept of Interior, National Park Service national park
Discussion:	National park facility which conforms with purposes of the R-O-S Zone
PA: 67	PAZ: 243H Council Dist : 04 Tax Map Index: 015,016,021,022,028 (Numerous lots and parcels) 200 Index: 210NE06
Acreage In Zone O-S to R-O-S 990 7723	
Acreage In Zone R-R to R-O-S 9,4312	
Total Acreage For 16NPS002: 1,000 2035	
MAP/OCC ID: 16NPS004 GEORGE WASHINGTON MEMORIAL PARKWAY (part) along CAPITAL BELTWAY at I-295 in OXON HILL	
Present Status:	US Dept of Interior approaches to Woodrow Wilson Bridge
Discussion:	Undeveloped/wooded areas conform to purposes of the R-O-S Zone
PA: 76B	PAZ: 249Q Council Dist : 08 Tax Map Index: 095C-4 (Parcels 29, 30, 31,45) 200 Index: 208SW01
Acreage In Zone O-S to R-O-S 115.1782	
Total Acreage For 16NPS004 115 1782	
MAP/OCC. ID: 16NPS005 OXON HILL CHILDREN'S FARM on BALD EAGLE ROAD north of I-495 in OXON HILL	
Present Status:	US Dept of Interior, National Park Service children's farm educational facility
Discussion:	Agriculture and wooded areas conform with purposes of the R-O-S Zone
PA: 80	PAZ: 249Q Council Dist : 08 Tax Map Index: 104D-1 (Parcel 2) 200 Index: 209SW01
Acreage In Zone O-S to R-O-S 74.9900	
Total Acreage For 16NPS005 74 9900	
MAP/OCC. ID: 16NPS006 FORT FOOTE PARK on FORT FOOTE ROAD in FORT WASHINGTON	
Present Status:	US Dept of Interior, National Park Service undeveloped parkland with historic ruins
Discussion:	Primarily undeveloped/wooded parkland conforms with purposes of the R-O-S Zone
PA: 80	PAZ: 259C Council Dist : 08 Tax Map Index: 113B-2 (Parcel 29, 155, 156, 166 and lots in River Bend Subdivision) 200 Index: 211SW01
Acreage In Zone O-S to R-O-S 73 5102	
Acreage In Zone R-R to R-O-S 10,9348	
Total Acreage For 16NPS006: 84 4450	

TABLE 1: FEDERAL PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC. ID: 16NPS007 HARMONY HALL HISTORIC SITE at 10600 LIVINGSTON ROAD in FORT WASHINGTON

Present Status: US Dept of Interior, National Park Service historic site leased to private individuals as a horse farm
 Discussion: Agricultural use (horse farm) and extensive wooded areas conform with purposes of the R-O-S Zone
 PA: 80 PAZ: 259D Council Dist : 09 Tax Map Index: 122F-2 (Parcel 67, 82) 200 Index: 214SE01

Acreage In Zone O-S to R-O-S 88.4874
Total Acreage For 16NPS007: 88 4874

MAP/OCC. ID: 16NPS008 FISCATAWAY PARK on BRYAN POINT ROAD in ACCOKEEK

Present Status: US Dept of Interior, National Park Service national park, historic preservation, educational and research facilities
 in conjunction with Accokeek Foundation and Alice Ferguson Foundation
 Discussion: Agriculture and woodland areas conform with purposes of the R-O-S Zone
 PA: 83 PAZ: 274B Council Dist : 09 Tax Map Index: 140C-4 (Numerous lots and parcels) 200 Index: 218SW04-219SW01

Acreage In Zone O-S to R-O-S 826 4087
Acreage In Zone R-R to R-O-S 8.6344
Total Acreage For 16NPS008 835 0431

MAP/OCC. ID: 16NPS009 FORT WASHINGTON NATIONAL PARK on FORT WASHINGTON ROAD in FORT WASHINGTON

Present Status: US Dept of Interior, National Park Service national park historic site
 Discussion: Extent of parkland and open space surrounding historic site conforms with purposes of the R-O-S Zone
 PA: 80 PAZ: 259E Council Dist : 09 Tax Map Index: 141B-2 (Parcel 205) 200 Index: 217SW01

Acreage In Zone O-S to R-O-S 341.0000
Acreage For 16NPS009: 341 0000

TABLE 1: FEDERAL PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC. ID: 16NPS011 BALTIMORE-WASHINGTON PARKWAY

Present Status: Landscaped and forested parkway transportation corridor owned and maintained by U S Department of Interior, National Park Service and listed on the National Register of Historic Places in 1995 Identified as a freeway by the County's 1982 General Plan and Master Plan of Transportation and on the approved Master Plans for: Langley Park College Park-Greenbelt and Vicinity, Bladensburg-New Carrollton and Vicinity, Subregion I and Vicinity

Discussion: Pursuant to public hearing testimony by the National Park Service describing the forested, landscaped and scenic character of the Parkway mandated by the U S Congress, the District Council decided to classify the Parkway right-of way in the R-O-S Zone (Amendment 2, CR-42-1998) In addition, the Council directed review of landscape, buffer and setback regulations relative to the Parkway for the purpose of enhancing protection of this valuable scenic resource

PA: 62, 67, 69 PAZ: 243-263 Council Dist : 01, 03, 04, 05

200 Index: 203NE04-217NE09

Acreage In Right-of-Way to R-O-S 938.0
Acreage For 16NPS011: 938 0

MAP/OCC. ID: 16NPS012 SUTTLAND PARKWAY

Present Status: Landscaped and forested parkway transportation corridor owned and maintained by U S Department of Interior, National Park Service and listed on the National Register of Historic Places in 1995 Identified as a freeway by the County's 1982 General Plan and Master Plan of Transportation and on the approved Master Plans for Subregion VII and for Suitland District Heights and Vicinity

Discussion: Pursuant to public hearing testimony by the National Park Service describing the forested, landscaped and scenic character of the Parkway mandated by the U S Congress, the District Council decided to classify the Parkway right of way in the R-O S Zone (Amendment 2, CR-42-1998) In addition, the Council directed review of landscape, buffer and setback regulations relative to the Parkway for the purpose of enhancing protection of this valuable scenic resource

PA: 75A, 76A PAZ: 248-256 Council Dist : 06, 07, 09

200 Index: 204SE03-206SE07

Acreage In Right-of-Way to R-O-S 526.0
Total Acreage For 16NPS012 526 0

MAP/OCC. ID: 16PLIS00 PLANT INTRODUCTION STATION at 11601 OLD POND DRIVE in GLENN DALE HEIGHTS

Present Status: USDA, Agricultural Research Service

Discussion: Agricultural field and farm buildings conform with purposes of the R-O-S Zone

PA: 70 PAZ: 253C Council Dist : 04 Tax Map Index: 045D-2 (Parcel 121)

200 Index: 207NE10

Acreage In Zone O-S to R-O-S 70.0000
Total Acreage For 16PLIS00 70 0000

MAP/OCC. ID: 16SEF000 OXON COVE PARK north of I-495 at BALD EAGLE DRIVE in OXON HILL

Present Status: US Dept of Interior, National Park Service parkland held in conjunction with the Oxon Hill Children's Farm

Discussion: Open space and woodland which conforms with purposes of the R-O-S Zone

PA: 76A PAZ: 249P Council Dist : 08 Tax Map Index: 095E-2 (Parcel 12, 13, 14, 24) 200 Index: 208SW01-209SE01

Acreege In Zone O-S to R-O-S 293.8060

Total Acreege For 16SEF000 293 8060

MAP/OCC. ID: 16TRR000 JAMES J. ROWLEY TRAINING CENTER at 9200 POWDERMILL ROAD in LAUREL

Present Status: US Dept Of Treasury, US Secret Service training facility

Discussion: Although there are some intensively developed areas, the bulk of the property is undeveloped and wooded which conforms with the purposes of the R-O-S Zone

PA: 64 PAZ: 250A Council Dist : 01 Tax Map Index: 020E1 (p/o Parcel 4)

200 Index: 214NE08

Acreege In Zone R-R to R-O-S 61.0000

Total Acreege For 16TRR000 61 0000

MAP/OCC. ID: 16USN000 NAVAL COMMUNICATIONS DETACHMENT CHELTENHAM at 9190 COMMO ROAD in CHELTENHAM

Present Status: US Navy (holding agency) for US Navy and US Army communication facilities

Discussion: Developed areas are surrounded by large expanses of woodland and open space which conform with the purposes of the R-O-S Zone

PA: 81A PAZ: 268A Council Dist : 09 Tax Map Index: 126 B-1 (Parcel 79)

200 Index: 213SE07-213SE08

Acreege In Zone O-S to R-O-S 240.35

Total Acreege For 16USN000 240 35

State of Maryland Property

Research on property owned by the State of Maryland was conducted primarily on the basis of the 1993 Public Lands Inventory and available 1994 State Department of Assessments and Taxation tax maps and 1997 property records. The inventory of State properties more closely evaluated for reclassification to the R-O-S Zone was prepared according to the following criteria:

Inventory of State of Maryland Property Evaluated for Reclassification to the R-O-S Zone:

- All State of Maryland facilities/property greater than 20 acres.
- Undeveloped State property less than 20 acres, except as listed below

State of Maryland Property NOT Considered Appropriate for Reclassification to the R-O-S Zone:

- State highway rights-of-way
- WMATA (Metro) rights-of-way and facilities.
- Developed State property less than 20 acres.

Like Federal property, State of Maryland government property is not subject to compliance with zoning regulations and also requires a specific zoning review procedure to determine the appropriate classification for property returned to private use. Nonetheless, a zoning classification is shown on the zoning maps. In accordance with the policies described in this report, the indicated classification should reflect the predominant character of land use.

State government property in Prince George's County also exists in a variety of sizes and stages of development. Unlike Federal holdings however, there are dozens of small parcels of only a few acres or less scattered throughout the County. In most cases, these small properties are surplus highway rights-of-way or other transportation-related properties which do not conform with the purposes of the R-O-S Zone and are thus excluded from further evaluation. With respect to larger State holdings, there is a variety of developed, undeveloped and mixed-use properties. As with Federal properties, it is recommended that areas with extensive development should not be classified in the R-O-S Zone. Areas that are either undeveloped or have extensive undeveloped areas (greater than 20 acres) and which conform with the purposes of the R-O-S Zone should be reclassified accordingly.

Table 2 identifies the State of Maryland properties that are reclassified to the R-O-S Zone. Rationale for each reclassification is contained in the discussion section.

TABLE 2: STATE OF MARYLAND PROPERTIES APPROVED FOR REZONING TO THE R-O-S ZONE

<u>MAP/OCC. ID: 17AGP000 AQUASCO GAME PRESERVE on AQUASCO FARM ROAD in AQUASCO</u>	
Present Status:	Bowen Wildlife Natural Resources Management Area
Discussion:	Identified in the 1993 Subregion VI Master Plan as a State park located within the Chesapeake Bay Critical Area Character of current use meets the purposes of the R-O-S Zone
PA: 87B	PAZ: 280R Council Dist : 09 Map Index: 179E-3 (Parcel 10) 200 Index: 226SE16
<u>Acreege In Zone O-S to R-O-S</u>	313.4000
<u>Total Acreage For 17AGP000</u>	313 4000
<u>MAP/OCC. ID: 17BVM000 BOYS VILLAGE OF MARYLAND on US 301 at FRANK TIPPETT ROAD in CHELTENHAM</u>	
Present Status:	Youth Detention Center buffered by woodland and open space
Discussion:	Identified as a public use area in the 1993 Subregion VI Master Plan Character of current use meets the purposes of the R-O-S Zone
PA: 82A	PAZ: 271A Council Dist : 09 Map Index: 126D-4, (Parcel 190) 200 Index: 214SE08-215SE09
<u>Acreege In Zone O-S to R-O-S</u>	1,121.50
<u>Total Acreage For 17BVM000</u>	1,121 50
<u>MAP/OCC. ID: 17CSF000 CEDARVILLE STATE FOREST at HORSEHEAD ROAD & CEDARVILLE ROAD in CEDARVILLE</u>	
Present Status:	State Park and Forest Conservation Area
Discussion:	Identified as a State park in the 1993 Subregion V Master Plan Character of current use conforms with the purposes of the R-O-S Zone
PA: 85B	PAZ: 271C Council Dist : 09 Map Index: 165E-2 (Numerous parcels) 200 Index: 222SE08
<u>Acreege In Zone O-S to R-O-S</u>	914.6128
<u>Total Acreage For 17CSF000</u>	914 6128

**TABLE 2: STATE OF MARYLAND PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE (continued)**

MAP/OCC. ID: 17ESSD00 MD. ENVIRONMENTAL SERVICE SITE on DANGERFIELD PLACE in CLINTON
 Present Status: Sludge Entrenchment Area
 Discussion: Identified as a public use area and future Piscataway Creek Stream Valley Park by the 1993 Subregion V Master Plan Large wooded areas and semi-agricultural character of use conforms with the purposes of the R-O-S Zone
 PA: 81A PAZ: 268A Council Dist : 09 Map Index: 117D-3 (Parcel 107) 200 Index: 212SE08

Acres In Zone O-S to R-O-S 403.7709
Total Acreage For 17ESSD00 403 7709

MAP/OCC. ID: 17FWP000 MERKLE WILDLIFE MANAGEMENT AREA on FENNO ROAD in NOTTINGHAM
 Present Status: Wildlife and Conservation Area
 Discussion: Identified in the 1993 Subregion VI Master Plan as a State park located within the Chesapeake Bay Critical Area Character of current use meets the purposes of the R-O-S Zone
 PA: 82B PAZ: 280E Council Dist : 09 Map Index: 130A-3 (Numerous parcels) 200 Index: 215SE15

Acres In Zone O-S to R-O-S 1,593.2113
Total Acreage For 17FWP000 1,593 2113

MAP/OCC. ID: 17MWR000 WILDLIFE REFUGE on MILL TOWN LANDING ROAD in AQUASCO
 Present Status: Mill Town Landing Wildlife Natural Resources Management Area
 Discussion: Identified in the 1993 Subregion VI Master Plan as a State park located within the Chesapeake Bay Critical Area Character of current use meets the purposes of the R-O-S Zone
 PA: 87B PAZ: 280F Council Dist : 09 Map Index: 175B-3 (Parcel 6) 200 Index: 224SE15

Acres In Zone O-S to R-O-S 264.44
Total Acreage For 17MWR000 264 44

**TABLE 2: STATE OF MARYLAND PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE (continued)**

MAP/OCC. ID: 17PRMA00 PATUXENT RIVER MANAGEMENT AREA on WHITE'S LANDING ROAD in WESTWOOD
 Present Status: Full Mill Branch Natural Resources Management Area
 Discussion: Identified in the 1993 Subregion VI Master Plan as a State park primarily located within the Chesapeake Bay
 Critical Area Character meets the purposes of the R-O-S Zone
 PA: 87A PAZ: 280N Council Dist : 09 Map Index: 169B-2 (Parcel 7) 200 Index: 221SE15
 Acreage In Zone O-S to R-O-S 189.4762
 Total Acreage For 17PRMA00 189 4762

MAP/OCC ID: 17PRNRMA PATUXENT RIVER NATURAL RESOURCE MANAGEMENT AREA on GREEN LANDING ROAD in UPPER MARLBORO
 Present Status: Natural Resource Area and historic site (Billingsley) managed by M-NCPPC
 Discussion: Identified in the 1993 Subregion VI Master Plan as a State park primarily located within the Chesapeake Bay
 Critical Area Character meets the purposes of the R-O-S Zone
 PA: 82B PAZ: 270C Council Dist : 09 Map Index: 111E-1 (Parcel 9) 200 Index: 209SE14,15

Acreage In Zone O-S to R-O-S 430.30
 Total Acreage For 17PRNRMA 430 30

MAP/OCC. ID: 17PRWREO PATUXENT RIVER PARK AND WILDLIFE REFUGE at 16001 TANYARD ROAD in NOTTINGHAM
 Present Status: Spice Creek Natural Resources Management Area
 Discussion: Identified in the 1993 Subregion VI Master Plan as a State park primarily located within the Chesapeake Bay
 Critical Area Character of current use meets the purposes of the R-O-S Zone
 PA: 86B PAZ: 280M Council Dist : 09 Map Index: 148D-3 (Parcel 28) 200 Index: 218SE14

Acreage In Zone O-S to R-O-S 229.5000
 Total Acreage For 17PRWREO 229 5000

**TABLE 2: STATE OF MARYLAND PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE (continued)**

<u>MAP/OCC. ID: 17PSP000 PATUXENT STATE PARK northeast of LEMONS BRIDGE ROAD in BOWIE</u>	
Present Status:	Part of Patuxent River State Park
Discussion:	Identified in the 1991 <i>Bowie Collington Master Plan</i> as a State park adjacent to the Patuxent River Character meets the purposes of the R-O-S Zone
PA: 71A	PAZ: 264L Council Dist : 04 Map Index: 022D-4 (Parcel 67) 200 Index: 212NE13
<u>Acresage In Zone R-R to R-O-S</u>	<u>74.5321</u>
<u>Total Acresage For 17PSP000</u>	<u>74 5321</u>
<u>MAP/OCC. ID: 17PSP001 PATUXENT STATE PARK at QUEEN ANNE BRIDGE ROAD and MD 214 in BOWIE</u>	
Present Status:	Part of Patuxent River State Park
Discussion:	Identified in the 1991 <i>Bowie-Collington Master Plan</i> as a State park located along the Patuxent River Character meets the purposes of the R-O-S Zone
PA: 74B	PAZ: 265K Council Dist : 04 Map Index: 071D-1 (Parcels 12, 82, 87) 200 Index: 202NE16
<u>Acresage In Zone R-R to R-O-S</u>	<u>176.1227</u>
<u>Total Acresage For 17PSP001</u>	<u>176 1227</u>
<u>MAP/OCC. ID: 17PSP002 PATUXENT STATE PARK at east end of TANYARD ROAD in NOTTINGHAM</u>	
Present Status:	Part of Patuxent River State Park
Discussion:	Identified in the 1993 <i>Subregion VI Master Plan</i> as a State park located within the Chesapeake Bay Critical Area Character meets the purposes of the R-O-S Zone
PA: 86B	PAZ: 280M Council Dist : 09 Map Index: 148F-1 (Parcel 59) 200 Index: 217SE15-218SE15
<u>Acresage In Zone R-R to R-O-S</u>	<u>328.4581</u>
<u>Total Acresage For 17PSP002</u>	<u>328 4581</u>

**TABLE 2: STATE OF MARYLAND PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE (continued)**

MAP/OCC. ID: 17RSP000 ROSARYVILLE STATE PARK at 8714 ROSARYVILLE ROAD in UPPER MARLBORO

Present Status: Rosaryville State Park

Discussion: Identified in the 1993 Subregion VI Master Plan as a State park Character meets the purposes of the R-O-S Zone
PA: 82A PAZ: 268C Council Dist : 09 Map Index: 118B-2 (Numerous parcels) 200 Index: 211SE10

Acreage In Zone O-S to R-O-S 977 0358
Acreage In Zone R-A to R-O-S 6,2680
Total Acreage For 17RSP000 983 3038

MAP/OCC. ID: 17SB0000 SETON BELT at MD 214 and CHURCH ROAD in BOWIE

Present Status: Belt Woods Natural Environmental Area

Discussion: Identified in the 1991 Bowie-Collington Master Plan as a State park and as a residential living area with an approved comprehensive design zone R-O-S Zone area expanded by Amendment 1, CR-42-1998, to recognize an additional 515 acres acquired by the State subsequent to approval of the master plan Character meets the purposes of the R-O-S Zone

PA: 74A PAZ: 266A Council Dist : 06 Map Index: 069C-3 (Parcels 2 & 30); 062D-3 (Parcel 50) 200 Index: 202NE12

Acreage In Zone R-L to R-O-S 515 0000
Acreage In Zone O-S to R-O-S 109.0000
Total Acreage For 17SB0000 624 0000

MAP/OCC. ID: 17STW000 STATE TOBACCO WAREHOUSE at 11701 CRAIN HIGHWAY in CHELTENHAM

Present Status: Tobacco Warehouse, Farmers Market and wooded areas

Discussion: Identified in the 1993 Subregion VI Master Plan as a public use area Location next to wooded areas of Boys Village (OCC ID #17BVM000), limited extent of development and character of current use tends to conform with the purposes of the R-O-S Zone

PA: 82A PAZ: 271A Council Dist : 09 Map Index: 135F-1 (Parcels 129) 200 Index: 215SE09

Acreage In Zone O-S to R-O-S 20.0000
Total Acreage For 17STW000 20 0000

**TABLE 2: STATE OF MARYLAND PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE (continued)**

MAP/OCC. ID: 17UM0002 UNIV. OF MD. — TOBACCO RESEARCH FARM at 2005 LARGO ROAD in UPPER MARLBORO

Present Status: Agricultural Experimentation and Research Farm

Discussion: Identified in the 1993 Subregion VI Master Plan as a public use area Character of current use meets the purposes of the R-O-S Zone

PA: 79 PAZ: 266D Council Dist : 06 Map Index: 084B-2 (Parcel 52)

200 Index: 203SE11-204SE12

Acreage In Zone O-S to R-O-S 213.7290

Total Acreage For 17UM0002 213 7290

Prince George's County Board of Education Property

In response to the District Council's request for an inventory of property and recommendations on reclassifications to the R-O-S Zone, the Superintendent of Public Schools indicated that improved school sites are fully developed with buildings, parking lots and ball fields with little remaining open space. These do not appear to comply with the described purposes of the R-O-S Zone. On the other hand, the Superintendent felt that unimproved school sites appear to qualify for reclassification in the R-O-S Zone and an inventory was provided. More recently, the Planning Department staff working with Board of Education staff prepared an inventory and analysis of vacant public school sites. The inventory of property owned by the Prince George's County Board of Education which was evaluated for classification in the R-O-S Zone was prepared according to the following criteria:

Inventory of Board of Education property to be evaluated for reclassification to the R-O-S Zone:

- All undeveloped public school sites.

Board of Education property NOT considered appropriate for reclassification to the R-O-S Zone:

- Developed public school property

In years past, many school sites have been declared surplus and transferred to the Prince George's County government for reuse or returned to the private sector for development. This has often resulted in concern as to the kind of redevelopment that might occur in the neighborhood. In previous SMAs, zoning determinations based on the "public lands zoning policy" typically resulted in a zoning classification that was assumed to be compatible since it was the same or lower density than the surroundings. However, that perception was often not shared by the immediate neighborhood, who felt that if the site were not utilized for public school purposes, its reuse should be determined in a public zoning review procedure. One way to assure a public hearing on reuse of any new surplus public school sites is to classify undeveloped sites in the lowest density zoning classification possible, e.g., the R-O-S Zone, even if smaller than the 20-acre lot size requirement. As these school sites become developed, however, they will not strictly comply with the described purposes of the R-O-S Zone. Thus, in this Map Amendment for the R-O-S Zone, a distinction can be made for public school sites that are planned for development in the Board of Education's Capital Improvement Program (CIP), since there is a clear public intent to pursue construction on those sites in the near future. There is little chance that these sites will not be utilized for school purposes, and zoning issues are moot. As to the other public school sites not currently planned for development, their eventual use is less certain and they are reclassified to the R-O-S Zone.

Table 3 identifies the Prince George's County Public School properties that are reclassified to the R-O-S Zone. Rationale for each reclassification is contained in the discussion section.

TABLE 3: BOARD OF EDUCATION PROPERTIES APPROVED FOR THE R-O-S ZONE

MAP/OCC ID: 11-01111 VANSVILLE ELEMENTARY SITE at AMMENDALE ROAD & OLD BALTIMORE PIKE in LAUREL

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 62 PAZ: 262A Council Dist : 01 Tax Map Index: 013D-3

200 Index: 215NE06

Acreage In Zone R-80 to R-O-S 10.0000
 Total Acreage For 11-01111 10 0000

MAP/OCC ID: 11-04102 CROOM SETTLEMENT ELEMENTARY SITE at CROOM ROAD & ST THOMAS ROAD in UPPER MARLBORO

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 86A PAZ: 280B Council Dist : 09 Tax Map Index: 128E-2

200 Index: 214SE03

Acreage In Zone O-S to R-O-S 43.4920
 Total Acreage For 11-04102 43 4920

MAP/OCC ID: 11-05120 MARY CATHERINE ESTATES ELEMENTARY SITE on PISCATAWAY ROAD, south of HYDE FIELD in TIPPETT

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 81B PAZ: 273A Council Dist : 09 Tax Map Index: 124A-4

200 Index: 215SE03

Acreage In Zone R-R to R-O-S 8.6980
 Total Acreage For 11-05120 8 6980

MAP/OCC ID: 11-05213 NOTHEY FARM JR HIGH SITE on PISCATAWAY ROAD & west of MARY CATHERINE DRIVE in TIPPETT

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 81B PAZ: 273F Council Dist : 09 Tax Map Index: 133B-2

200 Index: 215SE03

Acreage In Zone R-E to R-O-S 19.7798
 Total Acreage For 11-05213 19 7798

**TABLE 3: BOARD OF EDUCATION PROPERTIES
APPROVED FOR THE R-O-S ZONE (continued)**

MAP/OCC ID: 11-05314 TANTALLON SQUARE SR HIGH SITE on FT WASHINGTON ROAD & SWAN CREEK ROAD in TANTALLON		
Present Status:	VACANT SCHOOL SITE	
Discussion:	Not scheduled for construction in proposed FY '99 - 2004 CIP	
PA: 80	PAZ: 259E Council Dist : 09 Tax Map Index: 131F-3	200 Index: 216SE01
<u>Acreage In Zone R-R to R-O-S</u>	29.7041	
Total Acreage For 11-05314	29 7041	
MAP/OCC. ID: 11-068A2 NEWBRIDGE SCHOOL SITE on LAKE ARBOR WAY in MITCHELLVILLE		
Present Status:	VACANT SCHOOL SITE	
Discussion:	Not scheduled for construction in proposed FY '99 - 2004 CIP	
PA: 73	PAZ: 254E Council Dist : 06 Tax Map Index: 068A-2	200 Index: 202NE09
<u>Acreage In Zone R-S to R-O-S</u>	10.1668	
Total Acreage For 11-068A2	10 1668	
MAP/OCC. ID: 11-07128 KETTERING #3 ELEMENTARY SITE on KENDLE STREET & WHITEHOLM DRIVE in LARGO		
Present Status:	VACANT SCHOOL SITE	
Discussion:	Not scheduled for construction in proposed FY '99 - 2004 CIP	
PA: 74A	PAZ: 266A Council Dist : 06 Tax Map Index: 069B-3	200 Index: 216NE12
<u>Acreage In Zone R-80 to R-O-S</u>	10.0000	
Total Acreage For 11-07128	10 0000	
MAP/OCC. ID: 11-07216 SPRINGLAKE JR. HIGH SITE on NORTHVIEW DRIVE and NASHUA LANE in BOWIE		
Present Status:	VACANT SCHOOL SITE	
Discussion:	Not scheduled for construction in proposed FY '99 - 2004 CIP	
PA: 71B	PAZ: 265F Council Dist : 04 Tax Map Index: 055A-2	200 Index: 205NE03
<u>Acreage In Zone R-80 to R-O-S</u>	20.0406	
Total Acreage For 11-07216	20 0406	

**TABLE 3: BOARD OF EDUCATION PROPERTIES
APPROVED FOR THE R-O-S ZONE (continued)**

MAP/OCC. ID: 11-07317 SPRINGLAKE SR. HIGH SITE on MITCHELLVILLE ROAD/south of ATLANTIS DRIVE in BOWIE

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 71A PAZ: 265F Council Dist : 04 Tax Map Index: 055C-4

200 Index: 204NE14

Acreage In Zone R-R to R-O-S 34.9968

Total Acreage For 11-07317 34 9968

MAP/OCC ID: 11-08104 WM S SCHMIDT OUTDOOR ED CTR on MD 381(AQUASCO ROAD) north of MD 382 in CEDARVILLE

Present Status: OUTDOOR EDUCATION CENTER

Discussion: Identified as a public use area in a rural living community by the 1993 Subregion VI Master Plan Wooded character and large acreage of outdoor education center conforms with purposes of the R-O-S Zone

PA: 87A PAZ: 280J Council Dist : 09 Tax Map Index: 173F-4 200 Index: 224SE13

Acreage In Zone O-S to R-O-S 445.9208

Total Acreage For 11-08104 445 9208

MAP/OCC ID: 11-10113 SNOWDEN OAKS ELEMENTARY SITE on MONTPELIER DRIVE at NORTH POINT LANE in MONTPELIER

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 62 PAZ: 262C Council Dist : 01 Tax Map Index: 010B-4

200 Index: 216NE07

Acreage In Zone R-55 to R-O-S 9.6328

Total Acreage For 11-10113 9 6328

**TABLE 3: BOARD OF EDUCATION PROPERTIES
APPROVED FOR THE R-O-S ZONE (continued)**

MAP/OCC ID: 11-10212 VAN DUSEN ROAD JR HIGH SITE at VAN DUSEN ROAD & VIRGINIA MANOR ROAD in WEST LAUREL

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 60 PAZ: 260D Council Dist : 01 Tax Map Index: 009D-1

200 Index: 218NE06

Acreage In Zone R-R to R-O-S 19.7077

Total Acreage For 11-10212 19 7077

MAP/OCC ID: 11-11105 HOLLOWAY ESTATES #1 ELEMENTARY SITE at DALE DRIVE west of ROSARYVILLE ROAD in ROSARYVILLE

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 82A PAZ: 268B Council Dist : 09 Tax Map Index: 118B-4

200 Index: 212SE09

Acreage In Zone R-R to R-O-S 10.0575

Total Acreage For 11-11105 10 0575

MAP/OCC ID: 11-12112 ROSECROFT NOONE ELEMENTARY SITE at LUMAR DRIVE & MARQUIS DRIVE in OXON HILL PARK

Present Status: VACANT SCHOOL SITE

Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP

PA: 76B PAZ: 258C Council Dist : 08 Tax Map Index: 106A-2

200 Index: 209SE03

Acreage In Zone R-R to R-O-S 117.0150

Total Acreage For 11-12112 117 0150

**TABLE 3: BOARD OF EDUCATION PROPERTIES
APPROVED FOR THE R-O-S ZONE (continued)**

MAP/OCC ID: 11-12130 AYLOR TRACT-BRINKLEY RD ELEMENTARY SITE on BRINKLEY ROAD at MIDDLEFIELD ROAD in CAMP SPRINGS

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 76B PAZ: 258C Council Dist : 08 Tax Map Index: 106C-1 200 Index: 209SE04

Acreege In Zone R-R to R-O-S 9.3056
Total Acreege For 11-12130 9 3056

MAP/OCC. ID: 11-12205 OAK PARK-IVERSON ST. JR. HIGH SITE on IVERSON STREET in HILLCREST HEIGHTS

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 76B PAZ: 249L Council Dist : 07 Tax Map Index: 087C-4 200 Index: 206SE02

Acreege in Zone R-30C to R-O-S 0 0210
Acreege In Zone R-55 to R-O-S 17.66660
Total Acreege For 11-12205 17 6870

MAP/OCC. ID: 11-12225 BOCK ROAD JR. HIGH SITE on BOCK ROAD at ROSECROFT BOULEVARD in OXON HILL

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 76B PAZ: 258B Council Dist : 08 Tax Map Index: 105D-2 200 Index: 209SE02

Acreege In Zone R-R to R-O-S 15.5200
Total Acreege For 11-12225 15 5200

**TABLE 3: BOARD OF EDUCATION PROPERTIES
APPROVED FOR THE R-O-S ZONE (continued)**

**MAP/OCC ID: 11-13123 ENTERPRISE ESTATES ELEMENTARY SITE on KENCREST ROAD at CHANTILLY LANE in
 LOTTSFORD**

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 73 PAZ: 254B Council Dist : 06 Tax Map Index: 053D-2 200 Index: 205NE10

Acreege In Zone R-R to R-O-S 10.0000
 Total Acreege For 11-13123 10 0000

MAP/OCC. ID: 11-15217 MARLTON JR. HIGH SITE on MIDSTOCK LANE in MARLTON

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 82A PAZ: 270A Council Dist : 09 Tax Map Index: 119A-4 200 Index: 212SE11

Acreege In Zone R-80 to R-O-S 0 2239
 Acreege In Zone R-R to R-O-S 19.6281
 Total Acreege For 11-15217 19 8520

MAP/OCC. ID: 11-15316 MARLTON SR. HIGH SITE at CROOM ROAD & PENN CENTRAL RAILROAD in MARLTON

Present Status: VACANT SCHOOL SITE (BRANDYWINE - MARLTON)
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 82A PAZ: 270A Council Dist : 09 Tax Map Index: 119C-3 200 Index: 212SE12

Acreege In Zone R-R to R-O-S 42.1261
 Total Acreege For 11-15316 42 1261

**TABLE 3: BOARD OF EDUCATION PROPERTIES
APPROVED FOR THE R-O-S ZONE (continued)**

MAP/OCC ID: 11-21116 SMITH-EWING ELEMENTARY SITE on MANDAN ROAD south of HANOVER PARKWAY in GREENBELT

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 67 PAZ: 252D Council Dist : 04 Tax Map Index: 035B-1 200 Index: 210NE07

Acres In Zone R-55 to R-O-S 10.0030
Total Acres For 11-21116 10 0030

MAP/OCC ID: 11-21124 KNOLLWOOD ELEMENTARY SITE north of CAPITAL BELTWAY south of DEAKINS HALL DRIVE in BELTSVILLE

Present Status: VACANT SCHOOL SITE (next to Knollwood Neighborhood Park)
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 65 PAZ: 250A Council Dist : 01 Tax Map Index: 017F-4 200 Index: 212NE03

Acres In Zone R-R to R-O-S 10.6593
Total Acres For 11-21124 10 6593

MAP/OCC ID: 11-21215 BRANCHVILLE JR. HIGH SITE on 51ST AVENUE & HURON STREET in COLLEGE PARK

Present Status: VACANT SCHOOL SITE
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 66 PAZ: 243N Council Dist : 03 Tax Map Index: 025F-3 200 Index: 211NE05

Acres In Zone R-55 to R-O-S 18.4253
Total Acres For 11-21215 18 4253

MAP/OCC ID: 11-21217 SMITH-EWING JR. HIGH SITE on MANDAN ROAD south of GREENBELT ROAD in GREENBELT

Present Status: VACANT SCHOOL SITE (SMITH - EWING #2)
 Discussion: Not scheduled for construction in proposed FY '99 - 2004 CIP
 PA: 67 PAZ: 252B Council Dist : 04 Tax Map Index: 035B-2 200 Index: 210NE07

Acres In Zone R-55 to R-O-S 15.6994
Total Acres For 11-21217 15 6994

Washington Suburban Sanitary Commission (WSSC) Property

In response to the District Council's request for an inventory of property and recommendations on reclassifications to the R-O-S Zone, the General Counsel for WSSC responded that they did not feel the R-O-S Zone legislation was applicable to WSSC property since Program Open Space funds are not used to purchase any of their property. No inventory was provided. Thus, staff research on property owned by WSSC was conducted primarily on the basis of the 1993 Public Lands Inventory and more recent State Department of Assessments and Taxation tax maps (1994) and property records (March 1997). The inventory of State properties to be evaluated for reclassification to the R-O-S Zone was prepared according to the following criteria:

Inventory of WSSC property evaluated for reclassification to the R-O-S Zone:

- All WSSC facilities/property greater than 20 acres.
- Undeveloped property less than 20 acres adjoining major stream valley park areas.

WSSC property NOT considered appropriate for reclassification to the R-O-S Zone:

- Developed sites less than 20 acres.
- Water or sewer main rights-of-way
- Pumping station sites.
- Water tower/tank sites.
- Undeveloped sites of less than 20 acres outside of stream valley park areas.

WSSC property exists in a variety of categories and includes large land holdings as well as many small properties related to its function of providing public water and sewer services to its service district. The greatest number of its land holdings are small properties used for the delivery or maintenance of services to customers. Several of the holdings are large, however, and besides providing locations for service facilities, contain characteristics that conform with the purposes of the R-O-S Zone. These facilities were specifically reviewed for reclassification.

Table 4 identifies the WSSC properties that are reclassified to the R-O-S Zone. Rationale for each reclassification is contained in the discussion section.

TABLE 4: WSSC PROPERTIES APPROVED FOR THE R-O-S ZONE

MAP/OCC. ID: 14000998 ROCKY GORGE WATER PUMPING STATION in LAUREL

Present Status: Water pumping station
 Discussion: Part of the Rocky Gorge Reservoir used as a water pumping station, in conformance with the purpose of R-O-S Zone
 PA: 60 PAZ: 261A Council Dist : 01 Tax Map Index: 002F-3 200 Index: 221NE07

Acreege In Zone O-S to R-O-S 25.8350
Total Acreege For 14000998 25 8350

MAP/OCC. ID: 14002218 BOWIE/HORSEPEN WASTE WATER TREATMENT PLANT off RACE TRACK ROAD in BOWIE

Present Status: Waste water treatment plant
 Discussion: Undeveloped wooded areas surrounding waste water treatment plant in Patuxent River Stream Valley meets the purpose of the R-O-S Zone
 PA: 71A PAZ: 264L Council Dist : 04 Tax Map Index: 030A-2 200 Index: 212NE13

Acreege In Zone O-S to R-O-S 40 1102
Acreege In Zone R-R 1.2929
Total Acreege For 14002218 41 4031

MAP/OCC. ID: 140022D3 LEMONS BRIDGE ROAD SITE on LEMONS BRIDGE ROAD northeast of MD 197 in BOWIE

Present Status: Wooded undeveloped area intended for sludge entrenchment/disposal operations
 Discussion: Identified as a Rural Living Area by the 1991 *Bowie Collington Master Plan*; part of this area is recommended for acquisition as public parkland Some of the park area has been acquired as part of Patuxent River Stream Valley Park (Park ID# 084), also recommended for R-O-S Size and characteristics of the property conform with purposes of the R-O-S Zone Intended sludge disposal operations will be subject to the same regulations as the current O-S Zone classification
 PA: 71A PAZ: 263D Council Dist : 04 Tax Map Index: 022D-4 (Parcel 73) 200 Index: 213NE12

Acreege In Zone O-S to R-O-S 158.0
Total Acreege For 140022D3 158 0

TABLE 4: WSSC PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC. ID: 14002656 ROCKY GORGE RESERVOIR in LAUREL

Present Status: Reservoir
 Discussion: Undeveloped, wooded area (with limited recreation facilities) in Patuxent River Stream Valley used for watershed protection in conformance with purpose of R-O-S Zone
 PA: 60 PAZ: 261A Council Dist: 01 Tax Map Index: 002E-2 200 Index: 221NE06-222NE07

Acreage In Zone O-S to R-O-S 368 6514
 Acreage In Zone R-A to R-O-S 88.3520
 Total Acreage For 14002656 457 0034

MAP/OCC. ID: 14003212 ANACOSTIA RIVER FLOOD CONTROL in COLMAR MANOR

Present Status: Flood Control area located along D C boundary within Anacostia River Stream Valley Park
 Discussion: Properties are surrounded by or adjoin M-NCPPC Stream Valley Park which is proposed for R-O-S Zone
 PA: 68 PAZ: 244A Council Dist : 05 Tax Map Index: 050 B-3 200 Index: 205NE03

Acreage In Zone R-55 to R-O-S 0 60
 Acreage In Zone R-R to R-O-S 2 00
 Acreage In Zone O-S to R-O-S 15.35
 Total Acreage For 14003212 17 95

MAP/OCC. ID: 14004315 PARKWAY WASTE WATER TREATMENT PLANT east of I-295 in SOUTH LAUREL

Present Status: Waste water treatment plant
 Discussion: Undeveloped wooded areas surrounding waste water treatment plant in Patuxent River Stream Valley meets the purpose of the R-O-S Zone
 PA: 62 PAZ: 263A Council Dist : 01 Tax Map Index: 011A-4 200 Index: 222NE06

Acreage In Zone O-S to R-O-S 128.1377
 Total Acreage For 14004315 128 1377

TABLE 4: WSSC PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC ID: 14008568 PISCATAWAY WASTE WATER TREATMENT PLANT west of INDIAN HEAD HIGHWAY in FORT WASHINGTON	
Present Status:	Waste water treatment plant
Discussion:	Undeveloped wooded areas surrounding waste water treatment plant in Patuxent River Stream Valley meets the purpose of the R-O-S Zone
PA: 83 PAZ: 274B	Council Dist : 09 Tax Map Index: 142A-4 200 Index: 218SE01
<u>Acreege In Zone O-S to R-O-S</u>	309.6637
Total Acreage For 14008568	309 6637
MAP/OCC. ID: 14015535 TEMPLE HILL DEPOT in TEMPLE HILLS	
Present Status:	WSSC maintenance facility and storage yard
Discussion:	There are extensive wooded areas surrounding developed maintenance facilities (Amendment 3, CR-42-1998)
PA: 81A PAZ: 257G	Council Dist : 08 Tax Map Index: 115F-1 200 Index: 211SE05
<u>Acreege In Zone R-80 to R-O-S</u>	80.8874
Total Acreage For 14015535	80 8874
MAP/OCC. ID: 14018863 LAKELAND FLOOD CONTROL in COLLEGE PARK	
Present Status:	Flood control
Discussion:	Used as a flood control facility, located within the Paint Branch Stream Valley Park and meets the purpose of the R-O-S Zone
PA: 66 PAZ: 243E	Council Dist : 03 Tax Map Index: 033D-3 200 Index: 209NE04
<u>Acreege In Zone O-S to R-O-S</u>	7.8166
Total Acreage For 14018863:	7 8166

TABLE 4: WSSC PROPERTIES APPROVED FOR THE R-O-S ZONE (continued)

MAP/OCC ID: 14010290 WESTERN BRANCH WASTE WATER TREATMENT PLANT on MOUNT CALVERT ROAD in UPPER MARLBORO

Present Status: Waste water treatment plant
 Discussion: Undeveloped, wooded areas surrounding waste water treatment plant within the Western Branch Stream Valley Park and CBCA area and meets the purpose of the R-O-S Zone
 PA: 82B PAZ: 270C Council Dist : 09 Tax Map Index: 111C2 200 Index: 209SE14

Acreage In Zone O-S to R-O-S 336.51
 Total Acreage For 14010290 336 51

MAP/OCC. ID: 14804500 SLUDGE ENTRENCHMENT SITE on GOVERNOR BRIDGE ROAD in BOWIE

Present Status: Sludge entrenchment site east of Bowie Baysox Stadium
 Discussion: Agricultural character of use conforms with purposes of R-O-S Zone Site is proposed for public parkland in future
 PA: 74B PAZ: 265H Council Dist : 04 Tax Map Index: 056A-3 200 Index: 205NE15

Acreage In Zone R-R to R-O-S 221 3
Acreage In Zone R-E to R-O-S 32.7
 Total Acreage For 14804500 254 0

Prince George's County Government Property

The District Council requested an inventory and recommendations on property to consider for reclassification to the R-O-S Zone from two County government agencies: the Department of Public Works and Transportation (DPW&T) and the Department of Environmental Resources (DER). The Director of each agency responded that properties under their control were either developed, were too small, or were intended for purposes that did not appear to conform with the purposes of the R-O-S Zone. An inventory of properties managed by DER was provided with the response.

Research on County-owned properties involved various sources including the agency responses referenced above, the Maryland State Department of Assessment and Taxation records and M-NCPPC Public Lands Inventory database. Besides the two agencies responding to the District Council's request, County-owned properties are managed by a number of other agencies. These are identified in the Public Lands Inventory by the managing agency according to the numbering system listed below. Note that the agency number represents the first two digits of the eight digit OCCUPANT-ID number used in the Public Lands Inventory and which is also utilized to identify property on the tables and maps in this report.

<u>ID#</u>	<u>Agency Name</u>
02	Community College
03	Department of Corrections
04	Fire Department
05	Health Department
06	Hospitals and Health Care Systems
07	Memorial Library System
09	Police Department
10	DPW&T, DER, Central Services, etc.

Properties owned by County agencies comprise one of the most numerous and most diverse land holdings contained in the Public Lands Inventory. However, most of the properties owned by these agencies are either developed, are too small, or are intended for public uses that do not conform with the purposes of the R-O-S Zone. This is particularly true for agencies like the Department of Corrections, Fire Department, Health Department, Hospital and Health Care Systems, Library System, Police Department, DPW&T and DER. A similar situation exists for the Office of Central Services which maintains a diverse collection of properties, many resulting from property owner tax defaults or having been declared surplus by other agencies and which are being marketed for other uses or returned to the private sector. While most of the County owned properties do not appear to conform with the purposes of the R-O-S Zone, there are a few exceptions. These sites were selected for further evaluation according to the following criteria:

Inventory of County Government Property Evaluated for Reclassification to the R-O-S Zone:

- All undeveloped site greater than 20 acres.
- Partially developed sites with more than 20 acres of undeveloped property

County Government Property NOT Considered Appropriate for Reclassification to the R-O-S Zone

- Developed County property with less than 20 acres of open space.
- Undeveloped sites less than 20 acres.
- County rights-of-way

Table 5 identifies Prince George's County Government properties reclassified to the R-O-S Zone. Rationale for each reclassification is contained in the discussion section.

**TABLE 5: COUNTY PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE**

MAP/OCC. ID: 02125000 CLINTON COLLEGE CAMPUS SITE at 9400 PISCATAWAY ROAD in CLINTON

Present Status: Wooded areas and athletic fields utilized by Boys and Girls Clubs of Clinton; formerly intended for expansion of community college facilities

Discussion: Recommended for acquisition/expansion of Cosca Regional Park by the 1993 *Subregion V Master Plan*. Size of property, existing and intended uses conform with purposes of R-O-S Zone

PA: 81A PAZ: 269A Council Dist: 09 Tax Map Index: 125A-1 (Parcel 56) 200 Index: 213SE05

Acreage In Zone R-R to R-O-S 247.4506
Total Acreage For 02125000 247 4506

MAP/OCC. ID: 104013B2 STORMWATER MANAGEMENT north of VIRGINIA MANOR ROAD in BELTSVILLE

Present Status: Stormwater management impoundment

Discussion: Identified as a stormwater impoundment between areas recommended for industrial and Low-Suburban residential land use by the 1990 *Subregion I Master Plan*. Although not connected to other public open space systems, the size and function of the impoundment appears to conform with the purposes of the R-O-S Zone

PA: 61 PAZ: 260B Council Dist: 01 Tax Map Index: 013B-2 (Parcel 10) 200 Index: 216NE05

Acreage In Zone O-S to R-O-S 21.92
Total Acreage for 104013B2 21 92

MAP/OCC ID: 105NRS00 FORMER NAVAL RECEIVING STATION PROPERTY southeast of DANGERFIELD ROAD in CHELTENHAM

Present Status: Undeveloped wooded areas along tributaries and main stem of Piscataway Creek

Discussion: Identified as public parkland as part of the Piscataway Creek Stream Valley Park and as adjoining public use area by the 1993 *Subregion V Master Plan*. Character of property and intended use conforms with purposes of R-O-S Zone

PA: 81A PAZ: 268A Council Dist: 09 Tax Map Index: 126C-2 (Parcels 6, 43, 50) 200 Index: 213SE08

Acreage In Zone O-S to R-O-S 77 5092
Acreage In Zone R-R to R-O-S 191.8310
Total Acreage For 105NRS00 269 3402

**TABLE 5: COUNTY PROPERTIES APPROVED
FOR REZONING TO THE R-O-S ZONE (continued)**

MAP/OCC. ID: 106088D2 TAX SALE LAND north of BRANCH AVENUE at OURISMAN DRIVE in SILVER HILL

Present Status: Wooded, undeveloped area with severe topography and sensitive environmental features along headwater tributary of Henson Creek

Discussion: Proposed for utilization as public parkland as part of Henson Creek Stream Valley Park by the 1984 Subregion VII *Master Plan*. Character of property and intended use conforms with purposes of R-O-S Zone

PA: 76A PAZ: 248J Council Dist : 07 Tax Map Index: 088D-2 (Parcel 139) 200 Index: 205SE04

Acresage In Zone R-55 to R-O-S 28.8291

Total Acresage For 106088D2 28 8291

M-NCPPC and Municipal Park Property

The Prince George's County Planning Board responded to the District Council's initial request for recommendations about M-NCPPC park property to consider for the R-O-S Zone with a map and a list of selection criteria that yielded more than 8,000 acres of parkland that could be reclassified to the R-O-S Zone. The criteria and the selections reflected the Department of Parks and Recreation concerns about potential devaluation of property, restrictions on future uses, and the impact on partnerships with the private sector. To some extent these concerns have been alleviated by revisions made to the Zoning Ordinance per CB-31-1996, which added Section 27-113.01 regarding the conveyance of public land in the R-O-S Zone to another public entity, also known as the zoning "reverter" clause as mentioned in the introduction section of this publication.

Accordingly, the preliminary R-O-S rezoning proposal for M-NCPPC parkland was reevaluated and revised somewhat to include more parkland. This was accomplished by eliminating previously recommended road and utility setbacks, considering properties other than those in the O-S Zone or in 100-year floodplains, and including appropriate properties located inside the Capital Beltway. Nonetheless, there were still some concerns about land values and restrictions on future use of park properties that are reflected in the current proposal.

Section 27-225(c)(2) of the Zoning Ordinance states that "all land purchased with Program Open Space funds shall be included in the proposed Zoning Map (for the R-O-S Zone), unless it can be demonstrated that there is a more appropriate zoning category for the land based on its intended future use, or unless the public agency has a need to maintain certain properties, or portions of properties, in a more intense zoning category"

The Maryland-National Capital Park and Planning Commission owns a variety of properties that serve many purposes in the County. These include neighborhood parks, community parks, recreation centers, park/school facilities, community centers, special parks, regional parks, stream valley parks, sports facilities of many kinds, historic sites, enterprise facilities, and environmentally sensitive areas. The character of these properties range from undeveloped, environmentally sensitive areas to intensively developed recreational or commercial activities. Program Open Space (POS) funding has been utilized (in whole or in part) for acquisition or development at a large percentage of M-NCPPC park facilities Countywide. All M-NCPPC owned property in the County was evaluated for rezoning to R-O-S equally, whether POS funding was involved or not. Those park properties conforming with the purposes of the R-O-S Zone have been reclassified accordingly.

Pursuant to CR-7-1996 initiating the R-O-S/CMA, municipalities were required to consent to reclassification of municipal properties to the R-O-S Zone. Only the City of Bowie requested reclassification of property in the R-O-S Zone.

Inventory of M-NCPPC and Municipal Park Property Evaluated for Reclassification to the R-O-S Zone:

- All property owned by M-NCPPC has been evaluated.
- Municipal park property where requested.

Due to the large number of individual properties in the park system, the rezoning change list format utilized for other agencies has been revised: all park property owned by the M-NCPPC at the time the R-O-S/CMA was prepared is listed in an inventory format. The table indicates whether the park is reclassified to the R-O-S Zone (**bold**) or not. Municipal park property reclassified to the R-O-S Zone is added to the table in sequence near a companion M-NCPPC park. The key identifier for park properties is a three digit PARK-ID number which corresponds to the last three numbers of the OCCUPANT-ID number utilized in the Public Lands Inventory (PLI) numbering system. Thus, PARK-ID# B05 for Brookland Neighborhood Park becomes OCC-ID# 08000B05 for reference in the Public Lands Inventory. The PLI prefix numbers (08000) are omitted from the following M-NCPPC Parks inventory and the illustrative map to enhance the clarity of each for the reader

Table 6 identifies the M-NCPPC and municipal park properties that are reclassified to the R-O-S Zone, as well as those M-NCPPC park properties which were considered, but are NOT rezoned. In general, park property was rezoned if it was part of a stream valley park, a regional park, or another kind of park facility that was larger than 20 acres and conforms with the purposes of the R-O-S Zone. Park property that was not recommended for reclassification to the R-O-S Zone falls into any of several categories, which are indicated on the following table under the heading entitled "If not, why not?" These include:

- | | |
|-----------------|--|
| AC | Property acreage less than 20 acres is generally not considered to conform with the purposes of R-O-S Zone. |
| TDOZ | Property located in the Transit District Overlay Zone is not considered appropriate for R-O-S Zone. |
| ADV LAND | Property acquired by advance land acquisition funds and being held for transfer to another agency and reimbursement; intended uses do not conform with purposes of R-O-S Zone. |
| Others | Other notations refer to areas that are intended for development that is more intense than would conform with purposes of the R-O-S Zone, may involve partnerships with private companies, or are subject to acquisition by another agency for planned road or Metrorail extensions. |

TABLE 6: CHANGE TABLE/INVENTORY FOR M-NCPPC AND MUNICIPAL PARK PROPERTY

ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
B05	RE	15.15	Brookland Neighborhood Park	NO	AC		036 B-1	70
B06	R80	0.46	Seabrook Schoolhouse Historic Site	NO	AC		044 E-2	70
B99	RR	126.88	Green Branch Community Park	NO	STADIUM		055 E-3	74B
M01	OS	3.42	Deerfield Run Neighborhood Playground	NO	AC		010 C-4	62
M02	RR	4.39	Larchdale Neighborhood Park/School	NO	AC		010 B-3	62
M03	R55	7.66	Cherryvale Neighborhood Park	NO	AC		018 C-1	61
M04	RR	5.49	Muirkirk Neighborhood Park	NO	AC		014 E-2	62
M05	R35	1.95	North Point Neighborhood Playground	NO	AC		010 B-4	62
	RT							
M06	OS	16.28	Snow Hill Manor Neighborhood Park	NO	AC		010 E-1	62
M07	OS	15.28	Bedford Neighborhood Park	NO	AC		014 C-2	62
M08	RR	7.00	Briarwood-Oakland Neighborhood Park	NO	AC		010 C-2	62
M09	OS	12.44	Knollwood Neighborhood Park	NO	AC		017 F-4	65
M11	R80	6.64	Montpelier Forest Neighborhood Park	NO	AC		010 B-4	62
M12	OS	46.60	Pheasant Run Community Park	YES		216NE09	014 F-2	62
M13	RR	21.10	West Laurel #2 Community Park	YES		220NE06	005 D-1	60
M14	R55	3.44	Oakcrest Neighborhood Recreation Center	NO	AC		010 C-1	62
M15	R80	13.03	Vansville Neigh. Recreation Center	NO	AC		013 D-3	62
M16	R80	12.85	Calverton Neighborhood P/S	NO	AC		012 D-2	61
M17	RR	10.81	Chestnut Hills Neighborhood Park	NO	AC		018 F-2	61
M18	RR	10.72	South Laurel Neighborhood Park	NO	AC		014 F-3	62
M19	OS	9.24	Sunnyside Neighborhood Playground	NO	AC		018 F-4	61
M22	OS	13.89	Muirkirk West Neighborhood Park	NO	AC		013 F-1	62
M57	RR	22.00	Snow Hill Manor Historic Site	YES		218NE08	010 D 2	62
M60	OS	30.00	Snowden Oaks Community Park	YES		215NE09	014 B-1	62
	RR	12.00						
M63	R80	22.04	Beltsville Comm. P/S (Beltsville North)	YES		215NE05	013 A-2	61
M66	OS	26.42	Springfield Rd. Community Park	YES		214NE08	020 D-1	62
M67	OS	27.68	Muirkirk South Community Park	YES		216NE05	013 F-1	62

Note: Properties reclassified to the R-O-S Zone are in bold

ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
M78	OS	170.00	Little Paint Branch Stream Valley Park	YES		217NE04	008 E-3	61
	RR	22.00						
	RS	5.00						
M79	OS	150.00	Fairland Regional Park	YES		218NE05	008 E-2	60
	RR	4.00						
M81	OS	71.57	Paint Branch Stream Valley Park	YES		213NE03	018 B-2	61
M84	OS	227.00	Patuxent River Park	YES		217NE09	010 E-2	62
	RR	12.50						
M85	OS	69.78	Montpeller Mansion	YES		216NE09	010 E-4	62
M86	OS	84.22	Blue Ponds Conservation Area	YES		216NE07	014 A-1	62
N00	R55	0.42	Belmead Neighborhood Mini Park	NO	AC		051 E-2	69
N01	OS	0.71	Brentwood-Allison Neighborhood Mini-Park	NO	AC		049 F-1	68
	R55							
N02	OS	5.50	Cottage City Neighborhood Park	NO	AC		050 B-3	68
N03	R55	0.47	Edmonston Neighborhood Mini-Park	NO	AC		050 C-1	68
N05	R55	1.66	Mt. Rainier North Neighborhood Playground	NO	AC		049 E-2	68
N06	R55	0.76	Mt. Rainier South Neighborhood Mini-Park	NO	AC		050 A-4	68
N07	R55	0.17	Mt. Rainier-Upshur Neighborhood Mini-Park	NO	AC		049 F-3	68
N08	R55	0.71	Mt. Rainier 30th St. Neigh. Mini-Park	NO	AC		050 A-4	68
N10	OS	2.10	Berwyn Neigh. Playground (Cherry Park)	NO	AC		033 E-1	66
N12	R55	1.58	Brentwood-Volta Neighborhood Playground	NO	AC		050 A-2	68
N13	OS	4.15	Chillum Hills Neighborhood Playground	NO	AC		041 B-4	65
N16	R55	4.70	Rosina Baldi Neighborhood Playground	NO	AC		050 E-2	69
N17	R55	3.25	Dueling Branch Neighborhood Playground	NO	AC		050 A-4	68
N18	R55	12.51	Bladensburg Community Center Park	NO	AC		050 F-2	69
N19	OS	6.76	Good Luck Estates Neighborhood Park	NO	AC		034 F-4	67
N21	R55	1.49	Hyattsville-Dietz Neighborhood Playground	NO	AC		042 B-3	68
N26	R55	1.41	Riverdale Neighborhood Playground	NO	AC		042 D-2	68
N29	OS	11.26	Avondale Neighborhood Park	NO	AC		049 C-1	68
N30	R55	9.00	Browning's Grove Neighborhood Park	NO	AC		043 A-4	69
N31	OS	6.62	Calvert Park Neighborhood Park	NO	AC		042 D-1	66
N33	R55	8.46	Cheverly-East Neighborhood Park	NO	AC		059 B-1	69
N34	R55	19.28	Cheverly-Euclid Street Neighborhood Park	NO	AC		058 F-2	69
N35	R55	7.29	Chillum Road Neighborhood Park	NO	AC		049 D-1	68
N36	OS	7.23	College Park Woods Neighborhood Park	NO	AC		025 B-3	66

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ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
N37	R80	61.72	Glenridge Community Park	YES		206NE06	051 C-1	69
N42	R55	6.11	Vera Cope Weinbach Neigh. Recreation Center	NO	AC		043 F-2	69
N46	OS	6.69	University Hills Neighborhood Park	NO	AC		032 F-3	66
N47	R55	8.31	West Lanham Hills Neighborhood Park	NO	AC		051 E-1	69
N48	R55	7.37	Wildercroft Neighborhood Park	NO	AC		043 D-2	69
N49	R55	4.51	Woodlawn Neighborhood Recreation Center	NO	AC		051 C-1	69
N50	OS	8.62	Adelphi Neighborhood Park/School	NO	AC		024 F-3	65
N51	R55	21.14	Bladensburg South Community Park	YES		205NE04	050 D-4	69
N52	OS	15.96	Parklawn Neighborhood P/S	NO	AC		041 B-1	65
	R55							
N53	R55	4.19	Riverdale Hills Neighborhood P/S	NO	AC		043 A-2	69
N54	RT	0.52	Rogers Heights Neighborhood P/S	NO	AC		051 A-2	69
N55	R55	5.42	Robert Frost Neighborhood P/S	NO	AC		034 F-4	69
N56	R55	6.45	Templeton Knolls Neighborhood P/S	NO	AC		051 A-1	69
	RT							
N59	OS	1.00	Prince George s Plaza Community Center	NO	AC		042 B-2	68
N61	R10	6 02	Mt Rainier Neighborhood Nature and Recreation Center	NO	AC		049 E-1	68
N74	R55	15.66	Landover Hills Neighborhood Park	NO	AC		051 C-3	69
N75	OS	0.69	Berwyn Heights Comm. Ctr. (former ES)	NO	AC		034 A-2	67
N77	OS	22.54	Hollywood Community Park	YES		212NE05	026 A-2	66
N78	I2	1 50	Anacostia River Stream Valley Park (***EXCEPT BLADENSBURG MARINA PROPERTIES, e.g. ID #N94)	YES***		208NE05	050 C-4	69
	OS	788.40						
	R55	1.00						
	RT	1.10						
N79	OS	90.00	Indian Creek Stream Valley Park	YES		210NE05	033 F-1	67
	RR	4.40						

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ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
N80	OS	514.00	Northwest Branch Stream Valley Park	YES		210NE02	024 C-4	68
	R55	0.50						
	RR	4.70						
N81	OS	377.00	Paint Branch Stream Valley Park I & II (***EXCEPT TDOZ PROPERTIES, e g ID #s N90, N91, N95, S63)	YES***		211NE04	025 D-1	66
	RR	7.70						
N82	OS	75.76	Silgo Creek Stream Valley Park	YES		207NE02	032 A-4	65
N83	CO	1.63	Publick Playhouse Cultural Arts Center	NO	AC		050 E-3	69
N84	R55	7.07	Calvert Mansion - Riversdale	NO	AC		042 D-3	68
N85	OS	0.33	Peace Cross	NO	AC		050 C-3	69
N90	OS	(2.50)	Ellen E. Linson Swimming Pool @ Calvert Rd.	NO	TDOZ		042 E-1	66
N91	OS	(2.50)	Herbert W. Wells Ice Rink @ Calvert Rd.	NO	TDOZ		042 E-1	66
N93	OS	39.31	College Park Airport	NO	INTENSE DEV.		033 E-4	66
N94	OS	(38.20)	Bladensburg Historic Waterfront Park	NO	PROPOSED DEV.		050 C-4	69
	CSC							
N95	I1	(17.50)	Calvert Road Maintenance Yard	NO	TDOZ			
	OS							
O00	R80	0.45	Good Luck Heights Neighborhood Mini-Park	NO	AC		035 E-3	70
O01	RR	14.36	Old Chapel Neighborhood Park	NO	AC		037 D-2	71A
O02	RT	4.88	Realtors Park at Campus Woods Neigh. Plgd.	NO	AC		068 B-4	73
O03	RR	2.80	Carsondale Neighborhood Playground	NO	AC		052 D-2	73
O04	R55	2.45	Dresden Green Neighborhood Playground	NO	AC		035 A-4	70
O05	RT	5.81	Joyceton Drive Neighborhood Park	NO	AC		068 D-4	73
O06	RR	1.81	Lottsford-Vista Neighborhood Playground	NO	AC		053 A-1	70
O07	R55	3.74	Rambling Hills Neighborhood Playground	NO	AC		074 F-3	73
O08	OS	13.13	Archer Tract Neighborhood Park	NO	AC		038 B-3	71B
O09	RR	12.38	Ardmore Neighborhood Park	NO	AC		052 D-3	73
O10	R80	8.15	Kingsford Neigh. Park/School	NO	AC		068 F-1	74A
O11	RR	11.00	Enterprise Estates Neighborhood Park	NO	AC		053 D-3	73
O12	R80	5.34	Glenn Dale Estates Neighborhood Park	NO	AC		053 C-1	70
O13	RR	19.32	Highbridge Neighborhood Park	NO	AC		037 C-3	71A
O14	RR	9.54	Huntington North Neighborhood Park	NO	AC		029 A-2	71A
O15	RR	18.17	Huntington South Neighborhood Park	NO	AC		029 C-3	71B
O16	RR	9.17	Willow Wood Neighborhood Park	NO	AC		053 A-4	73

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ID#	ZONE	ACREAGE	PARK NAME	ROSP	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
O17	R55	64.67	Lanham Forest Community Park	YES		206NE08	044 D-4	70
O18	OS	10.00	Largo-Northampton Neighborhood Park	NO	AC		067 F-4	73
O19	R80	9.05	Mitchellville South Neighborhood Park	NO	AC		063 B-2	71B
O20	OS	14.66	Northampton Neighborhood Park	NO	AC		075 B-3	73
O21	OS	17.00	Pointer Ridge South Community Park	YES		202NE14	070 C-2	74B
	RS	4.30						
O22	R80	15.72	Presley Manor Neighborhood Park	NO	AC		035 D-2	70
O23	RA	10.17	Riley Tract Neighborhood Park	NO	AC		069 E-4	74A
O24	RR	8.64	Rockledge Neighborhood Park	NO	AC		029 F-4	71B
O25	R80	7.77	Thomas Seabrook Neighborhood Park	NO	AC		044 E-1	70
O26	OS	10.92	White Marsh Branch Neighborhood Park	YES	AMD 4, CR-42 98	208NE14	047 C 1	71A
	OS	200 00	White Marsh Park — City of Bowie OCC/ID #18BO0000	YES	AMD 4, CR-42 98	208NE14	047 C-1	71A
O27	R80	16.18	Whitfield Chapel Neighborhood Park	YES		206NE08	052 C-1	70
	RR	10.53						
O28	RT	6.00	North Oak Court Neighborhood Park	NO	AC		063 B-1	71B
O29	R55	8.87	Gaywood Neighborhood Park/School	NO	AC		035 E-4	70
O30	R80	4.02	Heather Hills Neighborhood P/S	NO	AC		055 C-1	71B
O31	R80	10.42	Kettering #1 Neighborhood P/S	NO	AC		068 C-4	73
O32	R80	6.55	Kettering #2 Neighborhood Park	NO	AC		069 B-4	74A
O33	R80	7.08	Meadowbrook Neighborhood P/S	NO	AC		037 F-3	71B
O34	R80	11.42	Samuel Ogle Neighborhood P/S	NO	AC		038 A-1	71B
O35	R55	5.12	Somerset Neighborhood Park	NO	AC		047 B-2	71B
O36	R80	13.16	Woodstream Neighborhood Park	NO	AC		035 F-3	70
O37	R80	15.85	Northview Neighborhood Park	NO	AC		055 A-2	71B
O39	RR	31.59	Largo Knolls Community Park	YES		201SE10	075 C-2	73
O40	R80	1.39	LaDova Heights Neighborhood Playground	NO	AC		060 E-1	73
O41	R80	0.34	Seabrook Neighborhood Recreation Center	NO	AC		044 E-2	70
O42	R80	10.26	Oaktree Neighborhood Park	NO	AC		063 C-1	71B
	RR							
O43	RR	11.05	Grady s Walk Neighborhood Park	NO	AC		046 E-1	71A
O44	RR	23.83	Camelot Community Park	YES		208NE11	045 F-1	70
O45	RR	12.10	Glenn Dale Neighborhood Park	NO	AC		036 C-3	70
O46	RR	11.96	Holmehurst Neighborhood Park	NO	AC		053 E-1	70
O47	RR	11.20	Willow Grove Neighborhood Park	NO	AC		052 F-2	73

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ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
O48	R55	7.15	Tabbs Neigh. Playground	NO	AC		052 D-1	70
O49	RR	2.33	Point Way Neighborhood Playground	NO	AC		045 E 4	70
O51	OS	10.00	Sandy Hill Neighborhood Park	NO	AC		029 A-1	71A
O52	RS	10.49	Enfield Chase Neighborhood Park	NO	AC		055 B-2	71A
O53	R80	38.30	Greenwood Manor Community Park	YES		202SE09	074 F 3	73
O54	RS	4.85	New Town Neighborhood Playground	NO	AC		055 C-1	71B
O55	RE	21.21	Glenn Dale Community Center Park	YES		208NE10	045 E-1	70
O56	OS	104.78	Woodmore South Community Park	YES		203NE11	062 B 2	74A
O60	RR	29.26	Largo Lottsford Community Park	YES		215NE09	068 A-1	73
O62	RA	43.03	Woodmore Road Community Park	YES		204NE12	062 C-1	74A
O64	R80	10.14	Good Luck Community Center Park	NO	AC		035 B 4	70
O65	RR	10.83	South Bowie Community Center Park	NO	AC		063 D-4	71B
O66	R55	45.53	Foxhill Community Park/School	YES		207NE13	046 F 3	71B
O67	RR	48.38	Canterbury Estates Community Park	YES		203NE10	061 E 4	73
O70	R80	10.65	Springlake Neighborhood Park	NO	AC		063 A-1	71B
O71	RS	8.31	Arbor Park Neighborhood Park	NO	AC		068 A-1	73
O72	RE	0.58	Dorsey Chapel	NO	AC		036 B-1	70
O73	RS	34.76	Northridge Community Park	YES		210NE11	036 F 2	71A
O74	RR	28.17	Collington Station Community Park	YES		201NE13	070 A 4	74A
O75	R55	0.52	Hynesboro Park Neighborhood Mini-Park	NO	AC		044 C-2	70
O76	OS	207.79	Glenn Dale Hospital Site	NO	FUTURE USE		045 C-2	70
O77	RR	2.69	Lottsford Branch Stream Valley Park	YES		207NE10	045 D 4	70
O78	EIA	9.25	Collington Branch Stream Valley Park	YES		206NE13	054 F 1	71B
O79	OS	32.00	Folly Branch Stream Valley Park	YES		206NE10	053 B 1	70
	R80	15.60						
	RR	226.70						
O80	R80	29.31	Northeast Branch Stream Valley Park	YES		202NE11	068 F 1	74A
O81	OS	135.00	Western Branch Stream Valley Park	YES		203NE10	061 D 4	73
O82	OS	475.00	Watkins Regional Park	YES		201NE11	068 E 4	73
	RE	378.40						

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ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT? CHARACTER OF INTENDED USE	WSSC/GRID	TM/GRID	P.A.
O83	OS	50.97	W B & A Railroad Trail	NO			029 E-3	71A
	RE							
	RR							
O84	OS	1,047.00	Patuxent River Park	YES		213NE13	022 F-3	71A
	RR	31.00						
O85	RE	23.69	Marletta Manor	YES		207NE11	045 E-2	70
O86	RS	12.58	Lord Fairfax Historic Site	NO	AC		068 B-2	73
O87	RR	31.48	Church Road Conservation Area	YES		202NE13	069 E-1	74A
O88	RE	6.98	Mt. Oak Manor Neighborhood Park	NO	AC		054 E-4	74A
O89	RE	28.95	Mt. Oak Community Park	YES		203NE13	063 F-2	74B
O90	OS	595.28	Enterprise Golf Course	YES		204NE10	061 C-1	73
O91	OS	116.82	Prince George's Sports Center (Trap & Skeet)	YES		211NE09	027 F-3	70
O92	RR	75.31	USAir Arena	NO	METRO BLUE LINE PROPOSAL		067 D-2	73
O93	OS	237.05	Sandy Hill Creative Disposal Area	NO	SANITARY LANDFILL		028 F-2	71A
P00	R55	0.95	Deanwood Park Neighborhood Mini-Park	NO	AC		065 E-1	72A
P01	CSC	0.44	Capitol Heights North Neigh. Mini-Park	NO	AC		073 A-1	75B
P02	R55	0.87	Capitol Heights South Neigh. Mini-Park	NO	AC		072 F-1	75B
P03	R55	1.00	Hutchinson Commons Neighborhood Mini-Park	NO	AC		080 F-1	75A
P04	R55	0.79	North Forestville Neighborhood Mini-Park	NO	AC		081 F-2	75A
P05	R55	0.80	Seat Pleasant Heights Neigh. Mini-Park	NO	AC		066 B-3	72A
P06	R55	0.71	Suitland Neighborhood Mini-Park	NO	AC		080 E-3	75A
P07	R55	3.92	Berkshire Neighborhood Playground	NO	AC		081 D-4	75A
P07	RT	3.92	Berkshire Neighborhood Playground	NO	AC		081 D-4	75A
P08	R55	7.23	Capitol Heights Neighborhood Park	NO	AC		073 A-2	75A
P09	R55	1.71	Cedar Heights Neighborhood Playground	NO	AC		066 B-1	72A
P10	R55	1.62	Columbia Park Neighborhood Playground	NO	AC		059 D-4	72A
P11	R55	4.23	Fairmount Heights Neighborhood Playground	NO	AC		065 F-2	72A
P12	R55	2.89	Forestville-Ritchie Neighborhood Playground	NO	AC		082 A-3	75A
	R80							
P13	R35	4.51	Highland Gardens Neighborhood Playground	NO	AC		066 C-2	72A
P14	R35	9.96	Highland Park Neighborhood Park	NO	AC		066 D-2	72A
P15	R55	4.07	Maryland Park Neighborhood Playground	NO	AC		073 A-1	72A

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P16	RT	36.94	Nalley Road Community Park	NO	ROAD EXTENSION		066 F-2	72A
P17	R55	6.24	Oakland Neighborhood Park	NO	AC		081 A-2	75A
P18	R35	16.21	Barlowe Road Neighborhood Park	NO	AC		060 A-3	72A
P19	R35	6.22	Booker T. Homes Neighborhood Park	NO	AC		066 B-1	72A
P20	R55	15.03	Brooke Road Neighborhood Recreation Center	NO	AC		073 A-3	75A
	RT							
P21	R55	12.97	Dupont Heights Neighborhood Park	NO	AC		080 E-2	75A
P23	R80	15.61	Millwood Neighborhood Recreation Center	NO	AC		073 F-1	75A
P24	OS	18.11	Rollins Avenue Neighborhood Park	NO	AC		073 B-2	75A
P25	R55	7.31	Henry P. Johnson Neighborhood Park	NO	AC		060 C-2	72A
P26	R35	14.18	Seat Pleasant Neighborhood Park	NO	AC		066 C-2	72A
P28	RT	21.42	Suitland-District Hts. Community Park	YES		202SE06	073 D-2	75A
P29	R18	15.71	Kentland Neighborhood Recreation Center	NO	AC		059 E-2	72
	R20							
	R35							
	R55							
P30	R55	11.77	Jesse J. Warr, Jr. Neighborhood Rec. Ctr.	NO	AC		058 F-4	72A
P31	R55	13.61	Dodge Park Neighborhood Park/School	NO	AC		051 F-4	72A
P32	R80	1.95	Forestville Neighborhood Park/School	NO	AC		082 A-2	75A
P33	R55	28.45	John Carroll Community P/S	YES		202NE07	059 F-4	72A
P34	RT	5.05	Kenmoor Neighborhood P/S	NO	AC		060 A-1	72A
P35	RT	10.03	Park Berkshire Neighborhood P/S	NO	AC		081 B-4	75A
P36	R55	0.89	Seat Pleasant Neighborhood P/S	NO	AC		066 B-3	72A
P37	R55	2.16	Dillon Park Neighborhood Playground	NO	AC		080 C-1	75A
P38	R55	5.16	William Beanes ES Community Center Park	NO	AC		088 F-1	75A
P39	R55	18.30	Suitland Community Park	YES		204SE05	080 F-4	75A
	R80	46.20						
P41	R80	1.01	Keystone Manor Neighborhood Playground	NO	AC		089 D-1	75A
P42	R55	4.71	Fairmount Heights North Neighborhood Park	NO	AC		065 F-2	72A
P43	R80	14.37	Fairfield Knolls Neighborhood Park	NO	AC		073 E-4	75A
P44	R55	11.78	Cedar Heights Community Center Park	NO	AC		066 B-1	72A
P45	R80	4.67	Keystone Forest Neighborhood Playground	NO	AC		089 D-2	75A
P46	RM	37.30	Summerfield Community Park	YES		201NE07	067 C-3	72
P47	R55	7.91	Mary Bethune Neighborhood Park	NO	AC		065 E-1	72
P48	R18	5.12	Palmer Park Neighborhood Park	NO	AC		059 F-4	72

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ID#	ZONE	ACREAGE	PARK NAME	ROSP	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
P58	R80	43.30	Hill Road Community Park @Mtn. View	NO	METRO BLUE LINE		067 A-3	72A
P59	R80	23.27	South Forestville Community Park	YES		206SE07	089 E-2	75A
P60	R55	25.80	Bradbury Community Recreation Center	YES		203SE04	080 D 2	75A
P61	R55	12.09	Glenarden Community Center Park	NO	AC		060 A-1	72B
P62	R55	33.98	Oakcrest Community Center Park	YES		202SE05	072 F-4	75A
P63	R35	46.65	Palmer Park Community Center Park	YES		203NE07	060 A 3	72A
P64	R55	11.36	Peppermill Village Comm. Ctr. Park	NO	AC		066 E-3	72A
P65	R80							
P65	R55	8.19	Columbia Park Elem. School Comm. Ctr. Park	NO	AC		059 E-3	72A
P66	R55	12.58	John E. Howard Elem. School Comm. Ctr. Pk.	NO	AC		072 D-4	76A
	RT							
P68	I1	3.80	Columbia Park/Kentland Comm. Ctr. Park	YES		203NE06	059 C-2	72
	R55	110.40						
P78	R55	5.37	Cabin Branch Stream Valley Park	YES		203NE16	066 C-4	72A
P79	OS	244.00	Walker Mill Regional Park	YES		202SE07	074 A-4	75A
	RR	36.00						
P84	R80	61.93	Suitland Bog Conservation Area	YES		205SE05	089 B-1	75A
P90	R55	9.15	J. Franklin Bourne Aquatic Facility	NO	AC		066 D-4	72A
P92	RM	80.03	Prince George's Sports and Learning Complex	NO	INTENSE DEV.		060 A-4	72
Q00	R80	0.75	Temple Hills Neighborhood Mini-Park	NO	AC		097 A-2	76B
Q01	RR	3.58	Ashford Neighborhood Playground	NO	AC		106 C-1	76B
Q02	OS	5.08	Bell Acres Neigh. P/S (Clifford Armholdt)	NO	AC		095 F-1	76A
Q03	RR	5.12	Blackburn Neighborhood Park	NO	AC		152 C-4	84
Q04	RT	1.37	Branch Avenue Neighborhood Playground	NO	AC		080 A-4	76A
Q05	R80	2.15	Connemara Neighborhood Playground	NO	AC		125 D-2	81A
Q06	RR	2.42	Forest Knolls Neighborhood Playground	NO	AC		132 D-4	80
Q07	RR	2.71	Heatherwick Neighborhood Playground	NO	AC		135 B-4	85A
Q08	R35	1.75	Marlow Heights Neighborhood Playground	NO	AC		088 A-3	76A
	R55							
Q09	R80	4.79	Pine Tree Manor Neighborhood Playground	NO	AC		115 F-2	81A
Q10	RE	12.86	Friendly Farms Neighborhood Park	NO	AC		123 D-3	80
Q11	R80	2.43	Sweetgum Neighborhood Playground	NO	AC		125 B-4	81A
Q12	R80	2.96	Temple Hills Estates Neigh. Playground	NO	AC		115 E-2	81A
Q13	R80	5.58	Waldon Woods Neighborhood Park	NO	AC		125 B-2	81A
Q14	RR	6.27	Lynnalan Neighborhood Recreation Center	NO	AC		114 C-3	76B

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ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
Q15	RR	4.65	Killiecrankie Neighborhood Playground	NO	AC		117 A-1	81A
Q16	R55	48.59	Birchwood City Community Recreation Ctr.	YES		208SE02	096 B-2	76A
Q17	OS	15.79	Camp Springs Neighborhood Park	NO	AC		107 B-2	76B
Q18	RR	36.11	Cheltenham Acres Neighborhood Park	YES		217SE08	145 E-1	85A
Q19	R55	8.51	Forest Heights Neighborhood Park	NO	AC		096 A-3	76A
Q21	OS	17.82	Franklin Square Neighborhood Park	NO	AC		123 A-4	80
	R80							
Q23	OS	15.72	Hillcrest Heights Neighborhood Park	NO	AC		087 E-4	76A
Q24	RR	6.01	Manchester Estates Neighborhood Park	NO	AC		098 A-1	76B
Q25	RR	9.39	Mary Catherine Neighborhood Park	NO	AC		133 A-1	81B
Q26	RR	15.79	Betty Blume Neighborhood Park	NO	AC		104 E-2	80
Q27	R55	7.68	Southlawn Neighborhood P/S	NO	AC		105 A-1	76B
Q28	RR	8.20	Swan Lake Neighborhood Park	NO	AC		131 E-2	80
Q29	RR	7.98	Tantallon Neighborhood Park	YES	AMD 5, CR-42 98	216SW04	131 C-3	80
Q30	RR	9.93	Tantallon North Neighborhood Park	NO	AC		131 E-1	80
Q31	R80	7.70	Tantallon South Neighborhood Park	NO	AC		132 A-3	80
Q32	R80	9.38	Temple Hills South Neighborhood Park	NO	AC		097 B-2	76B
Q33	R80	15.22	Webster Lane Neighborhood Park	NO	AC		106 C-2	76B
Q34	RR	19.77	Windbrook Neighborhood Park	NO	AC		133 B-3	81B
Q35	R80	14.09	Woodberry Forest Neighborhood Park	NO	AC		097 E-4	76B
Q36	RR	11.20	Fort Foote Neighborhood Recreation Center	NO	AC		113 E-1	80
Q37	R80	12.80	Temple Hills Neighborhood Park	NO	AC		071 A-1	76A
	RR							
Q38	RR	13.75	Accokeek Neighborhood Park	NO	AC		151 C-4	83
Q39	RR	4.05	Andrews Manor Neighborhood Playground	NO	AC		098 B-1	76B
Q40	RR	9.95	Windbrook South Neighborhood Park	NO	AC		133 B-4	81B
Q41	RR	11.55	Auth Village Neighborhood Park/School	NO	AC		098 C-2	76B
Q42	RR	19.12	Fort Washington Forest Neighborhood P/S	NO	AC		142 B-1	80
Q43	R55	31.44	Glassmanor Community Center Park	YES		207SE01	096 B-1	76B
Q44	R30C	3.97	J. Frank Dent Neighborhood Park/School	NO	AC		096 F-3	76B
Q45	RR	11.37	Owens Road Neighborhood P/S	NO	AC		096 D-1	76A
Q46	RR	10.20	Rose Valley Neighborhood P/S	NO	AC		123 F-1	81B
Q47	R80	7.89	Michael J. Polley Neighborhood P/S	NO	AC		089 C-4	76A
Q48	RR	1.57	Oaklawn Neighborhood Playground	NO	AC		115 B-1	76B
Q49	R80	1.80	Barnaby Run Estates Neighborhood Playground	NO	AC		096 B-1	76B

Note: Properties reclassified to the R-O-S Zone are in **bold**

ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P. A.
Q50	RR	2.76	Thornwood Knoll Neighborhood Playground	NO	AC		114 E-4	76B
Q51	R80	1.57	Bonhill Drive Neighborhood Playground	NO	AC		132 A-4	80
Q52	RR	2.53	Old Fort Hills Neighborhood Playground	NO	AC		123 E-2	81B
Q53	R55	3.21	Leyte Drive Neighborhood Playground	NO	AC		105 A-3	76B
Q54	RR	8.43	Hyde Field Estates Neighborhood Park	NO	AC		115 E-4	81B
Q56	R55	12.15	Azalea Acres Neighborhood Park	NO	AC		096 D-2	76A
	RR							
Q58	RR	62.36	Brandywine Area Community Park	YES		217SE08	145 C-2	85A
Q59	R80	28.44	Fox Run Community Park	YES		212SE07	117 A 3	81A
Q60	OS	22.00	K. Della Underwood Community Park	YES		212SE02	114 C-3	76B
	RE	8.40						
	RR	14.40						
Q61	OS	30.50	North Barnaby Community Park	YES		206SE03	087 E-4	76A
	R55	18.90						
	R80	11.30						
	RR	14.30						
Q63	RE	21.80	Riverview Community Park	YES		214SW01	122 E-4	80
Q66	RT	6.22	Marlow Heights Community Center Park	NO	AC		088 B-2	76A
Q67	R80	21.58	Temple Hills Community Center Park	YES		207SE04	097 C 2	76B
Q69	RR	26.39	Douglas Patterson Community Park/School	YES		206SE06	089 E-4	76A
Q70	R80	26.40	Stephen Decatur JHS Comm. Ctr. Park	YES		211SE05	116 A-1	81A
Q71	R80	32.57	Tanglewood Community P/S	YES		211SE07	116 F-1	81A
Q72	R80	13.86	Potomac Landing E S Comm. Ctr. Park	NO	AC		131 F-3	80
Q73	RE	44.91	Livingston Road Community Park	YES		213SE01	123 A-2	80
Q74	RR	11.00	Friendly Neighborhood P/S	NO	AC		123 E-2	81B
Q76	R80	1.90	Cambridge Estates Neighborhood Playground	NO	AC		116 B-1	81A
Q78	OS	55.90	Barnaby Run Stream Valley Park	YES		206SE02	087 C 3	76A
	R55	5.50						
	R80	29.00						

Note: Properties reclassified to the R-O-S Zone are in bold

ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
Q79	CM	3.70	Henson Creek Stream Valley Park	YES		206SE02	088 D-4	76B
	CSC	9.60						
	OS	903.50						
	R55	1.10						
	R80	29.00						
	RE	21.20						
	RR	24.60						
	RT	0.70						
Q80	OS	80.39	Oxon Run Stream Valley Park	YES		205SE02	087 D-1	76A
Q81	OS	482.00	Piscataway Creek Stream Valley Park	YES		217SE04	133 D-4	81B
	RA	138.00						
	RE	59.00						
	RR	127.00						
Q82	OS	255.80	Tinkers Creek Stream Valley Park	YES		210SE05	107 B-2	81B
	R80	75.20						
	RE	202.00						
	RR	161.00						
Q83	OS	514.50	Cosca Regional Park	YES		214SE05	125 A-3	81B
	RA	155.00						
	RS	23.00						
Q84	CSC	3.49	Surratts House	NO	AC		116 C-3	81A
	R80							
Q85	MKT	16.50	Oxon Hill Manor	YES		209SE01	104 F-2	80
	OS	39.00						
Q87	RE	14.24	Potomac River Waterfront Conservation Area	YES	CONSERVATION	214SW01	122 C-3	80
Q88	RR	57.26	Potomac River Waterfront Community Park	YES		209SW01	104 D-2	80
Q90	R80	11.65	Allentown Road Center at Padgett's Corner	NO	AC		106 D-2	76B
Q95	RR	1.66	Indian Queen South Conservation Area	YES	CONSERVATION	213SW01	122 D-1	80
Q96	OS	9.76	Harmony Hall Regional Center	NO	AC		122 F-3	80
Q99	R80	19.81	Park Police, Southern Substation	NO	AC		106 D-2	76B
	RE							
R00	RA	3.99	Westphalia Neighborhood Playground	NO	AC		090 E-1	78
R01	R80	5.68	Brandywine Country Neighborhood Park	NO	AC		119 B-4	82A
R02	RS	15.38	Brock Hall Gardens Neighborhood Park	NO	AC		084 D-2	79
R03	RR	11.48	Federal Springs Neighborhood Park	NO	AC		101 C-2	79

Note: Properties reclassified to the R-O-S Zone are in bold

ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
R04	RR	16.51	Holloway Estates Neighborhood Park	NO	AC		118 B-4	82A
R05	RR	9.42	Little Washington I Neighborhood Park	NO	AC		082 E-2	78
R06	RR	47.66	Mellwood Park Community Park	YES		207SE10	100 C-2	78
R07	RR	69.75	Mellwood Hills Community Park	YES		210SE09	109 A-3	82A
R08	I4	22.26	Sherwood Forest Community Park	NO	INDUSTRIAL USE		108 E-3	77
	RR							
R09	RR	6.69	Westphalia Neighborhood Park	NO	AC		090 C-1	78
R11	RT	3.00	Marlton Neighborhood P/S	NO	AC		119 A-1	82A
R12	RR	3.50	Windsor Park Neighborhood Playground	NO	AC		100 A-4	77
R16	RR	10.09	Village Drive Neighborhood Park	NO	AC		093 D-1	79
R17	RS	9.82	Turkey Branch Neighborhood Park	NO	AC		083 C-3	78
R54		3.21	The Woodyard Archaeological Preserve	NO	AC		108 E-3	82A
R55	RS	38.42	King s Grant Community Park	YES		206SE12	092 A-4	79
R56	RR	39.05	Crotona Park Community Park	YES		212SE13	117 C-4	81A
R57	RR	48.00	Foxchase Community Park	YES		206SE12	092 A-3	79
	RS	50.20						
R59	RR	70.95	Cheltenham Woods Community Park	YES		213SE09	127 A 2	82A
R60	RE	48.00	Marlton Community Park	YES		211SE12	110 C-4	82A
	RR	10.00						
	R80	8.00						
R61	RA	3.35	Mellwood Pond Neighborhood Park	NO	AC		100 A-4	82A
R62	RPC	16.46	Marlton Neighborhood Park	NO	AC		118 F-3	82A
R65	RE	5.19	Chesapeake Beach Railroad Trail	NO	AC		083 D-3	78
	RS							
R68	OS	20.07	Brandywine North Keys Community Park	YES		217SE09	146 C-2	86B
R81	OS	198.50	Piscataway Creek Stream Valley Park	YES		211SE09	117 E-1	82A
	R80	4.40						
	RR	216.00						
R82	RE	107.00	Western Branch Stream Valley Park	YES		203SE11	083 F-1	79
	RR	43.30						
	RU	20.00						
R83	OS	34.00	Charles Branch Stream Valley Park	YES		210SE12	110 E-4	82A
	RA	19.20						
R84	OS	4,261.00	Patuxent River Park	YES		203SE16	086 B-1	79
	RR	192.00						

Note: Properties reclassified to the R-O-S Zone are in bold

ID#	ZONE	ACREAGE	PARK NAME	ROS?	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P.A.
R85	CSC	16.91	Darnall s Chance	NO	AC		101 F-1	79
	OS							
	R80							
R87	RT	9.03	School House Pond Conservation Area	YES	CONSERVATION	207SE12	101 E1	79
R88	CSC	0.58	Upper Marlboro Pedestrian Mall	NO	AC		101 F-1	79
R90	RE	218.75	Randall Tract Maintenance Yard	YES		206SE10	091 E-2	78
S02	R55	0.34	Mt. Rainier 31st St. Neigh. Mini-Park	NO	AC		049 E-3	68
S03	OS	2.57	Michigan Park Hills Neighborhood Plgd.	NO	AC		041 C-4	65
S04	R80	1.24	Oaklyn Neighborhood Playground	NO	AC		051 A-4	69
S06	OS	1.18	Bladensburg Balloon Historic Park	NO	AC		050 C-3	68
S07	RR	8.00	Martin s Woods Neighborhood Park	NO	AC		043 D-3	69
S10	OS	10.80	Rollingcrest/Chillum Community Center Park	NO	AC		041 B-3	65
	R55							
S11	OS	46.30	Adelphi Road Community Park	YES		210NE02	024 E-4	65
S12	R80	6.60	Old Landover Neighborhood Park	NO	AC		051 B-4	69
S15	R80	0.22	Beltsville Neighborhood Mini-Park	NO	AC		013 B-4	61
S16	R30C	33.00	University Hills Community Park	YES		209NE03	032 F-4	68
	R55	4.00						
	R80	1.00						
S17	CO	2.22	Kenilworth Office Building	NO	AC		042 F-2	69
S18	R55	5.80	Cherry Hill Cemetery Historic Site	NO	AC		043 C-4	69
S19	R55	1.29	Buchanan Street Neighborhood Playground	NO	AC		049 F-1	68
S20	R55	20.82	Madison Hill Community Park/School	YES		208NE05	043 B 2	69
S58	OS	2.21	Langley Park Community Center	NO	AC		032 C-1	65
S59	OS	42.11	Cherry Hill Road Community Park	YES		212NE04	025 D-1	66
S60	OS	5.06	Lakeland Neighborhood Park (property owned)	NO	AC		033 D-2	66
S61	OS	33.00	Buck Lodge Community Park/School	YES		212NE03	025 A-2	65
	RR	7.20						
S63	RR	(3.96)	Ninety-fourth (94th) Aero Squadron	NO	TDOZ		033 F-4	66
S85	OS	43.33	Lake Artemesia (Conservation Area)	YES		209NE05	033 D 2	66
V78	OS	57.30	Bald Hill Stream Valley Park	YES		205NE09	052 F-4	73
	R55	6.00						
	R80	1.00						
	RR	21.90						

Note: Properties reclassified to the R-O-S Zone are in bold

ID#	ZONE	ACREAGE	PARK NAME	ROSP	IF NOT, WHY NOT?	WSSC/GRID	TM/GRID	P A
V81	CO	14.90	Southwest Branch Stream Valley Park	YES		202NE10	075 B-2	73
	OS	168.00						
	RR	27.00						
	R80	33.00						
W01	RA	22.10	Danville Community Park	YES		218SE05	143 C-4	84
W02	RA	30.48	Accokeek East Community Park	YES		220SE03	153 B 3	84
W03	R55	2.09	Oxon Run Hills Neighborhood Park	NO	AC		087 F-1	76A
W25	R80	9.15	Middleton Valley Neighborhood P/S	NO	AC		097 E-3	76A
W26	RR	0.19	River Bend Neighborhood Mini-Park	NO	AC		113 C-2	80
W27	R80	9.19	Captain s Cove Neighborhood Park	NO	AC		141 C-2	80
W78	R80	24.79	Pea Hill Branch Stream Valley Park	YES		211SE05	115 F 3	81A
W90	OS	189.00	Mattawoman Watershed Stream Valley Park	YES		224SW02	171 B-2	83
	RA	67.00						
AL1	RR	0.42	Relocated Allentown Road	NO	ADV LAND		115 B-1	81B
AL1	RT	2.36	Brooke Road Extended	NO	ADV LAND		073 A-4	75A
AL1	RR	1.02	Farmington Road ROW	NO	ADV LAND		152 B-1	84
AL1	RS	24.77	Intercountry Connector	NO	ADV LAND		008 E-3	61
AL1	RR	0.67	Laurel Fire Station	NO	ADV LAND		010 D-2	62
AL1	RR	2.08	Rtc. 301 Median Strip	NO	ADV LAND		070 E-1	74B
AL1	OS	12.00	Southeast Expressway	NO	ADV LAND		114 F-2	76B

Note: Properties reclassified to the R-O-S Zone are in **bold**

Summary

Map 1 (insert with this document) illustrates the location and extent of public properties rezoned in this Countywide Map Amendment. Table 7 (below) summarizes acreage reclassified to the R-O-S Zone by agency Table 8 (next page) provides an inventory of acreage reclassified to the R-O-S Zone by zoning category

**TABLE 7
SUMMARY OF PUBLIC PROPERTIES
APPROVED FOR THE R-O-S ZONE**

AGENCY	TOTAL ACREAGE¹	PROPOSED ACREAGE FOR THE R-O-S ZONE
Federal	25,468	22,981
State of Maryland	9,093	7,880
Board of Education	3,981	958
Prince George's County Government	5,703	568
Washington Suburban Sanitary Commission	2,083	1,817
M-NCPPC	24,991	18,506
Municipalities	2,187	200
Total Acreage	73,506	52,910

¹ Acreage per SDAT account records.

**TABLE 8
AGGREGATE INVENTORY OF ZONING CHANGES
COUNTYWIDE MAP AMENDMENT FOR R-O-S ZONE**

PRIOR ZONE	ACREAGE TO R-O-S
O-S	35,475.1
R-A	581.5
R-E	1,318.1
R-R	11,795.0
R-80	755.6
R-55	592.3
R-35	46.7
R-T	32.2
R-30C	33.0
R-L	515.0
R-S	174.2
R-M	37.3
R-U	20.0
C-O	14.9
C-S-C	9.6
C-M	3.7
I-1	3.8
I-2	12.5
E-I-A	9.3
M-X-T	16.5
R-O-W	1,464.0
TOTAL	52,910.3

APPENDIX:
CR-42-1998

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

1998 Legislative Session

Resolution No. CR-42-1998

Proposed by Chairman (by request - Planning Board)

Introduced by Council Members Del Giudice, Estep and Maloney

Co-Sponsors _____

Date of Introduction May 19, 1998

RESOLUTION

A RESOLUTION concerning

The Countywide Map Amendment for the Reserved Open Space (R-O-S) Zone.

FOR the purpose of approving the Countywide Map Amendment for the Reserved Open Space (R-O-S) Zone.

WHEREAS, the Prince George's County Council, sitting as the District Council, directed the Prince George's County Planning Board by Council Resolution CR-7-1996 to prepare a Countywide Map Amendment for the Reserved Open Space (R-O-S) Zone in Prince George's County; and

WHEREAS, the purposes of the R-O-S Zone are to encourage the preservation of large areas of agriculture, trees, and open spaces, to protect scenic and environmentally sensitive areas, to ensure the retention of certain areas for non-intensive active or passive recreational uses, and to provide for a limited range of public, recreational, and agricultural uses; and

WHEREAS, the use of the R-O-S Zone is intended to facilitate the permanent maintenance of certain areas of the County, both publicly and privately owned, in an undeveloped state; and

WHEREAS, the Planning Board authorized on December 30, 1997, public release of a Countywide Map Amendment for the R-O-S Zone which included, in all, 181 proposed zoning changes to the R-O-S Zone, encompassing approximately 50,000 acres of publicly owned land in Prince George's County, enumerated and described on tables and on maps; and

WHEREAS, the Planning Board, in conjunction with the District Council, held a duly advertised joint public hearing on February 3, 1998, pursuant to Section 27-225(d)(1) and

1 27-226(b)(1)(B) of the Zoning Ordinance in order to give property owners and citizens of
2 Prince George's County the opportunity to examine and give testimony on the Countywide
3 Map Amendment for the R-O-S Zone; and

4 WHEREAS, the Planning Board held a work session on March 5, 1998, to review public
5 hearing testimony and, on the same day, adopted PGCPB Resolution No. 98-64 transmitting
6 the proposed Countywide Map Amendment for the R-O-S Zone to the District Council with
7 recommendations for six amendments; and

8 WHEREAS, the District Council held a work session on March 16, 1998, to consider the
9 transmitted Countywide Map Amendment for the R-O-S Zone, public hearing testimony and
10 recommendations of the Planning Board; and

11 WHEREAS, subsequent to the public hearing and work session the District Council
12 proposed seven amendments to the Countywide Map Amendment as described in Council
13 Resolution CR-32-1998; referred these amendments to the Planning Board for comment; held
14 a duly advertised public hearing on the amendments on April 28, 1998; and conducted a work
15 session on May 4, 1998, and

16 WHEREAS, the District Council generally supports the zoning changes in the
17 Countywide Map Amendment for the R-O-S Zone proposal as transmitted by the Planning
18 Board, it nevertheless wishes to incorporate certain amendments described herein.

19 SECTION ONE 1. NOW, THEREFORE, BE IT RESOLVED by the District Council
20 that the Countywide Map Amendment for the R-O-S Zone, as transmitted by the Planning
21 Board, is hereby approved with amendments as described below and generally shown on
22 location maps at the end of this resolution:

23 AMENDMENT 1 - Seton Belt Property (State of Maryland Property; Tax Map 62, Parcel 56).

24 Rezone the northwestern 515 acres of the Seton Belt property, located on the west side
25 of Church Road north of MD 214 Central Avenue, from the R-L Zone to the R-O-S Zone.

26 AMENDMENT 2 - The Baltimore-Washington Parkway, dedicated to Congresswoman
27 Gladys Noon Spellman, and the Sutland Parkway (U.S. Government
28 Property).

29 Classify the rights-of-way for both the Baltimore-Washington Parkway and the Sutland
30 Parkway owned by the U.S. Department of Interior, National Park Service, in the R-O-S Zone.

1 AMENDMENT 3 - Temple Hill Depot (WSSC Property; Tax Map 115, Parcels 37, 59, 67,
2 71-73, 103, 104, 110, 111, 244, and 275).

3 Rezone approximately 81 acres of WSSC property located on the east side of Temple Hill
4 Road south of Kirby Road in Clinton from the R-80 Zone to the R-O-S Zone.

5 AMENDMENT 4 - White Marsh Branch Neighborhood Park #026 (M-NCPPC Property; Tax
6 Map 47, Parcel 57) and White Marsh Park (City of Bowie Property; Tax Map 38, Parcels 2,
7 16, 27, 65 and Parcel A, SDAT Plat 8150).

8 Rezone the 10.9 acre M-NCPPC White Marsh Neighborhood Park and the 200± acre
9 City of Bowie White Marsh Park from the O-S Zone to the R-O-S Zone.

10 AMENDMENT 5 - Tantallon Neighborhood Park # Q29 (M-NCPPC Property; Tax Map 131,
11 Parcel A, Tantallon on the Potomac, SDAT Plat 8458).

12 Rezone the 7.98 acre M-NCPPC Tantallon Neighborhood Park located on the south side
13 of Swan Creek west of Monterey Circle in Tantallon from the R-R Zone to the R-O-S Zone.

14 AMENDMENT 6 - Former Airpark Clear Zone (Prince George's County Government
15 Property; Tax Map 85, Parcel 11).

16 Retain the O-S Zone for the 101.8 acre Prince George's County Government Property;
17 located on the east side of U.S. Route 301 between Swanson Road and the Marlboro
18 Meadows Subdivision. (CMA Proposal for MAP/OCC.ID 10200455 proposed rezoning from
19 the existing O-S Zone to the R-O-S Zone.)

20 SECTION 2. BE IT FURTHER RESOLVED that appropriate notification, in
21 accordance with the Zoning Ordinance, be given concerning the adoption of this Countywide
22 Map Amendment.

23 SECTION 3 BE IT FURTHER RESOLVED that this Countywide Map Amendment
24 revises the official Zoning Map for all of the Maryland-Washington Regional District in Prince
25 George's County The zoning adopted by this Ordinance shall be depicted on zoning maps at a
26 scale of 1 inch equals 200 feet and shall constitute the official Zoning Map for the County

27 SECTION 4 BE IT FURTHER RESOLVED that the provisions of this Ordinance are
28 severable and if any zone, provisions, sentence, clause, section or part thereof is held illegal,
29 invalid, unconstitutional, or inapplicable to any person or circumstances, such illegality,
30 invalidity, unconstitutionality or inapplicability shall not affect or impair any of the remaining

1 provisions, sentences, clauses, sections or parts of the Act or their application to other zones,
2 persons or circumstances. It is hereby declared to be the legislative intent that the Act would
3 have been adopted as if such illegal, invalid, or unconstitutional zone, provision, sentence,
4 clause, section or part had not been included therein.

5 SECTION 5 BE IT FURTHER RESOLVED that this Ordinance shall take effect on the
6 date of its enactment.

7 Adopted this 19th day of May, 1998.

8 COUNTY COUNCIL OF PRINCE GEORGE'S
9 COUNTY, MARYLAND, SITTING AS THE
10 DISTRICT COUNCIL FOR THAT PART
11 OF THE MARYLAND-WASHINGTON
12 REGIONAL DISTRICT IN PRINCE
13 GEORGE'S COUNTY, MARYLAND

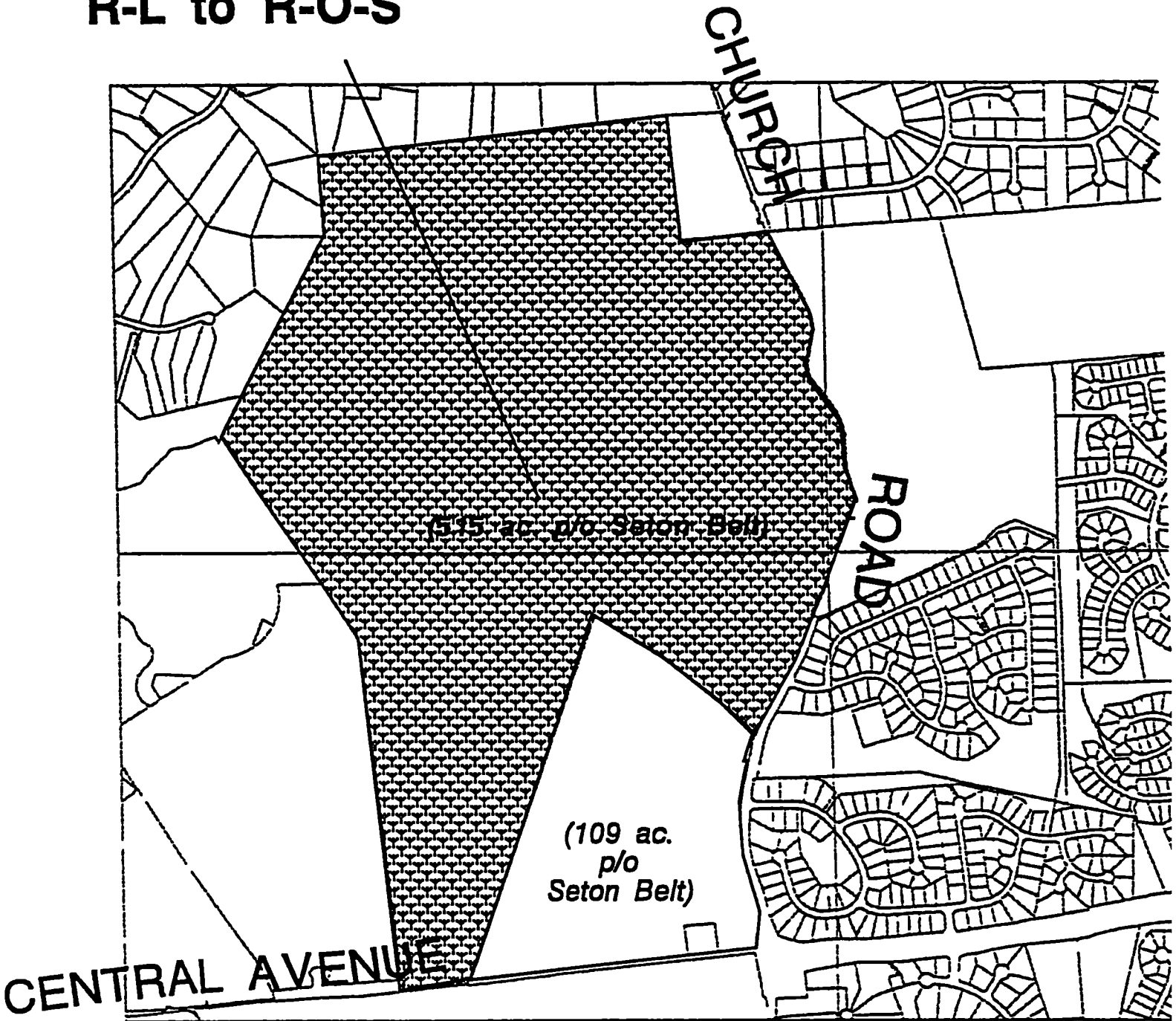
14 BY Ronald V Russell
15 Ronald V Russell
16 Chairman

17 ATTEST

18
19 Joyce T Sweeney
20 Joyce T Sweeney
21 Clerk of the Council
22

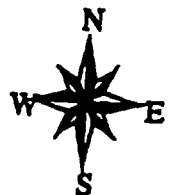
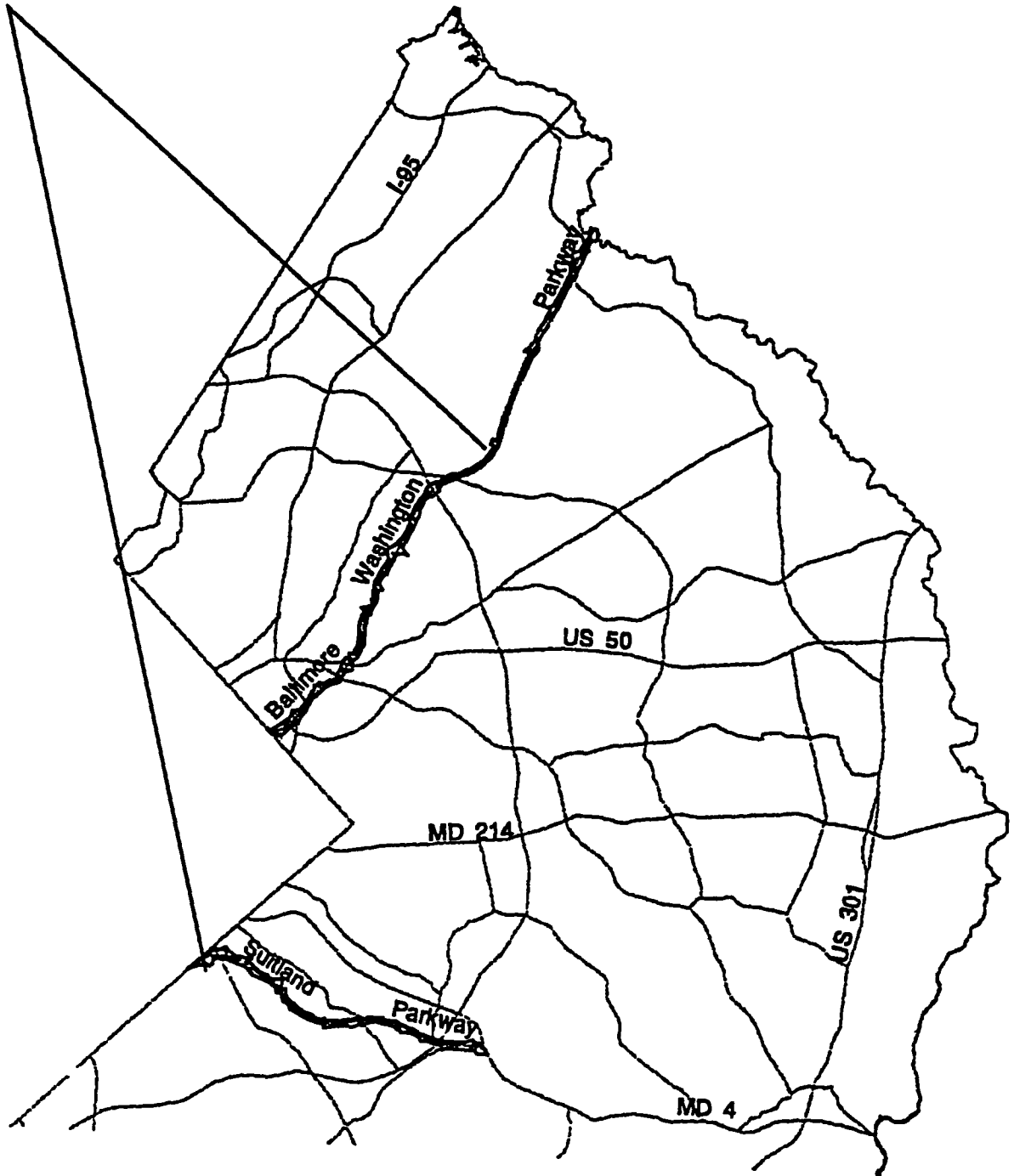
23 *maps are available in hard copy only
24
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Amendment 1 Seton Belt Property R-L to R-O-S



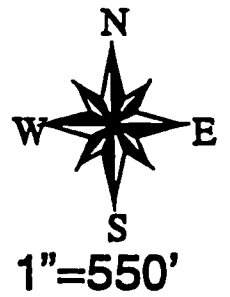
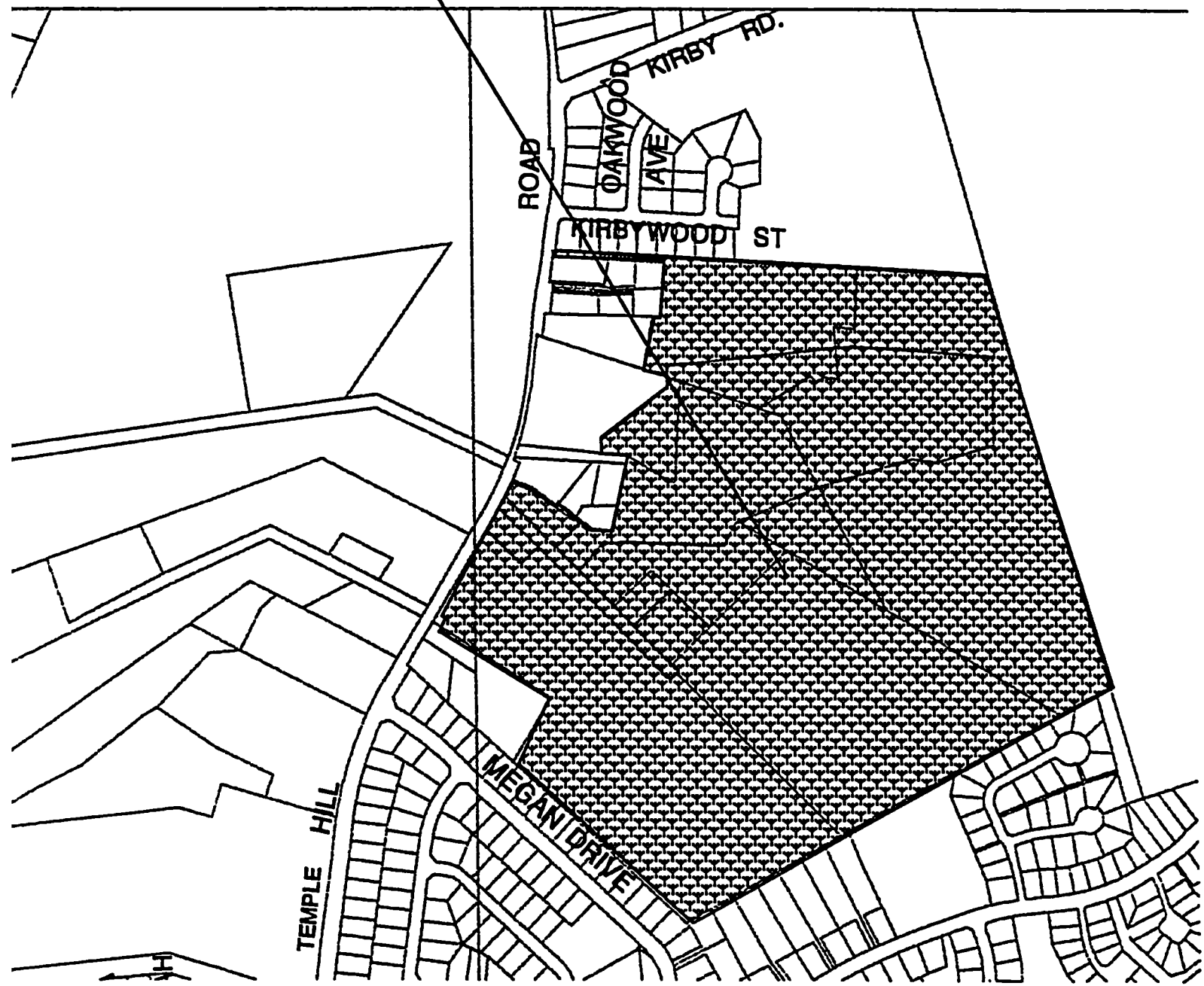
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Amendment 2 Baltimore-Washington and Suitland Parkways Existing Zone to R-O-S



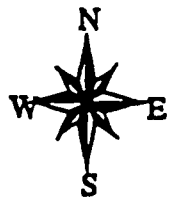
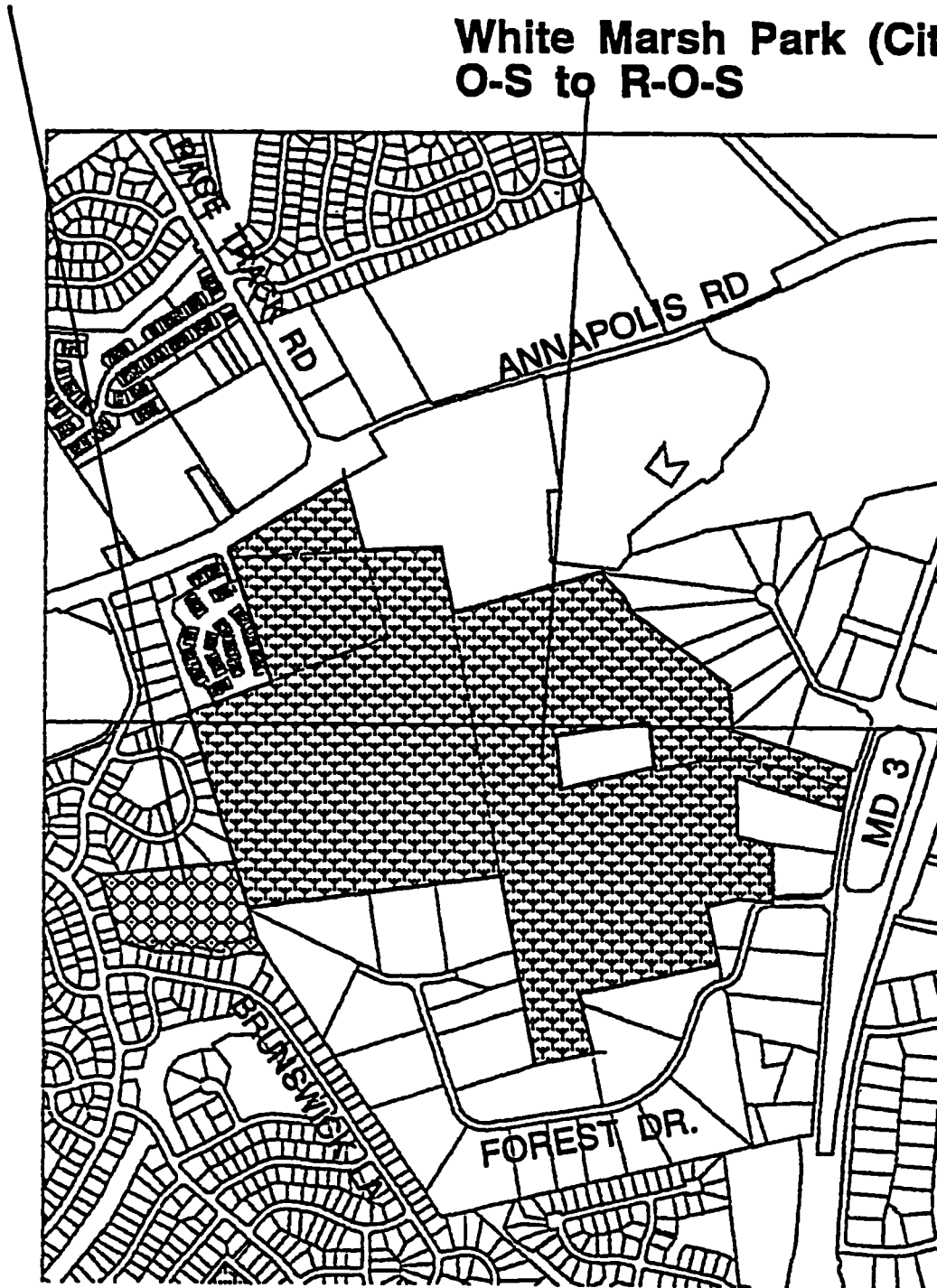
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Amendment 3 Temple Hill Depot R-80 to R-O-S



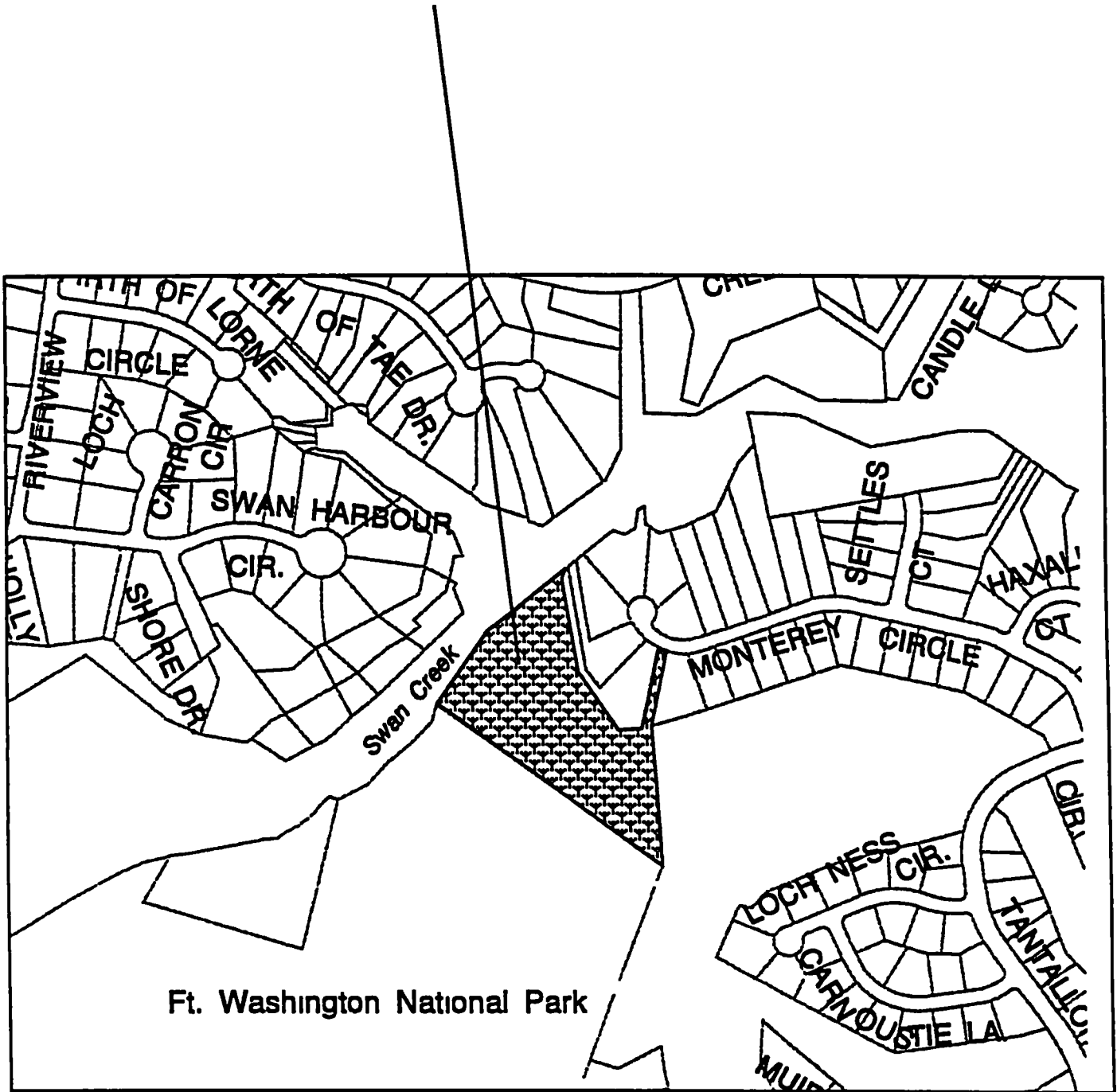
**Amendment 4
White Marsh Branch Neighborhood Park (M-NCPPC)
O-S to R-O-S**

**White Marsh Park (City of Bowie)
O-S to R-O-S**

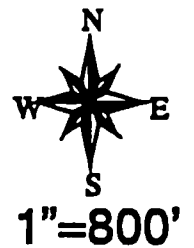
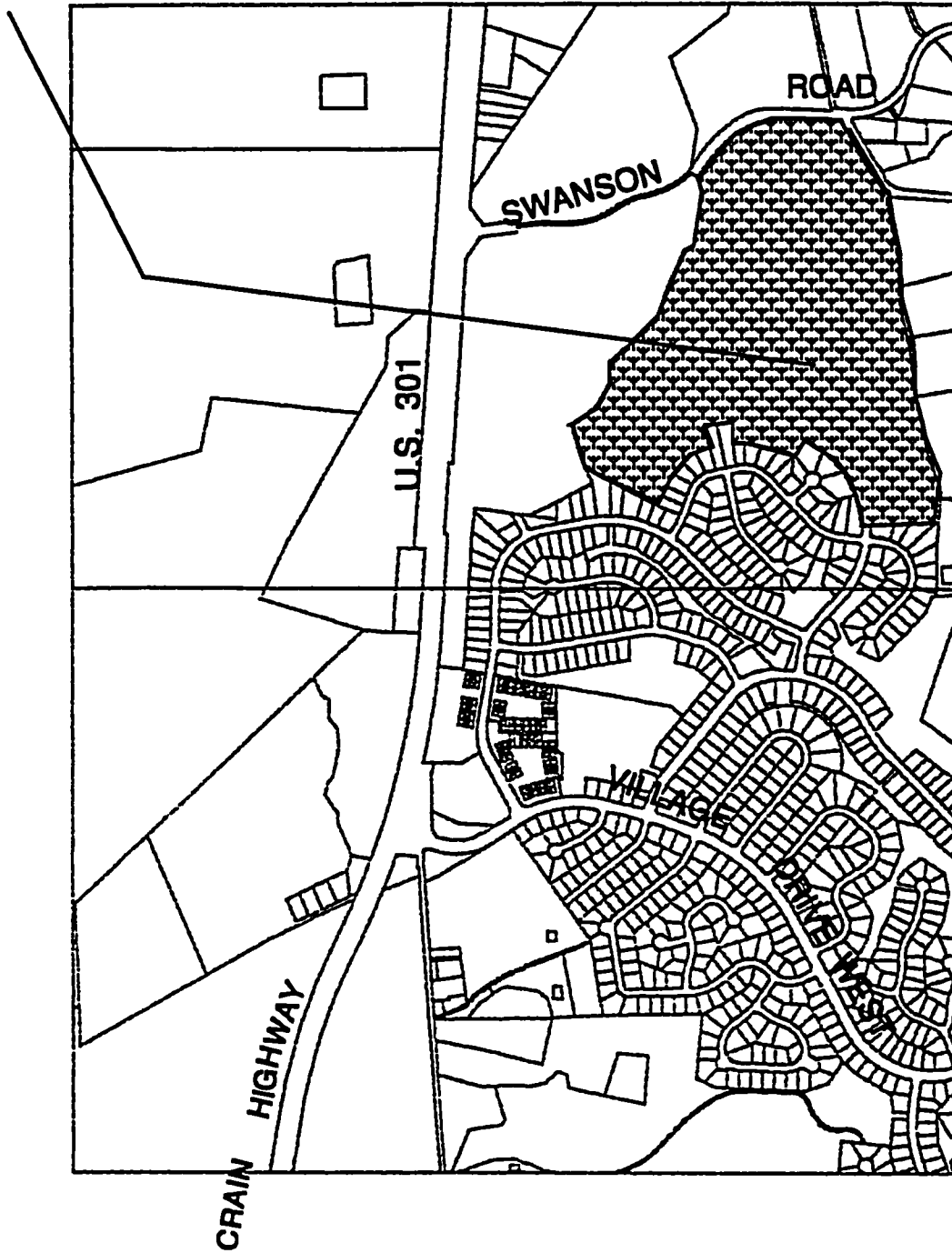


1"=1600'

Amendment 5 Tantallon Neighborhood Park R-R to R-O-S



Amendment 6 Former Airpark Clear Zone Retain existing O-S



**PRINCE GEORGE'S COUNTY COUNCIL
AGENDA ITEM SUMMARY**

Meeting Date: 5/19/98

Reference No.. CR-42-1998

Proposer: Planning Board

Draft No.. 1

Sponsors: Del Giudice, Estep, Maloney

Item Title: A Resolution concerning The Countywide Map
Amendment for the Reserved Open Space (R-O-S) Zone.
approving the Countywide Map Amendment for the
Reserved Open Space (R-O-S) Zone.

Drafter: Craig Rovelstad
M-NCPPC

Resource Personnel: Craig Rovelstad
Christine Osei
M-NCPPC

LEGISLATIVE HISTORY

Date Presented: ___/___/___
Committee Referral: ___/___/___ _____
Committee Action: ___/___/___ _____
Date Introduced: 5/19/98
Pub. Hearing Date: ___/___/___ _____

Executive Action: ___/___/___ _____
Effective Date: 5/19/98

Council Action: 5/19/98 ADOPTED
Council Votes: RVR:A, DB:A, SD:A, JE:A, IG:A, TH:A, WM:A, AS:A, MW:A
Pass/Fail: P

Remarks: _____

**BACKGROUND INFORMATION/FISCAL IMPACT
(Includes reason for proposal, as well as any unique statutory requirements)**

By adoption of CR-7-1996, the District Council initiated preparation (by the Prince George's County Planning Board) of a Countywide Map Amendment (CMA) for the Reserved Open Space (R-O-S) Zone. The Planning Board authorized public release of the CMA on December 30, 1997. A joint public hearing conducted by the District Council and the Planning Board was held on February 3, 1998. The Planning Board adopted a resolution (PGCPB No. 98-64) on March 5, 1998 with recommendations for six amendments to the CMA. The District Council adopted CR-32-1998 on March 31, 1998 proposing seven amendments to the CMA as recommended by the Committee of the

Whole at at worksession on March 16, 1998. The District Council held a public hearing on the amendments on April 28, 1998. CR-42-1998 will approve the CMA with six amendments as recommended by the Committee of the Whole as a worksession on May 4, 1998.

ACKNOWLEDGMENTS

Planning Department

Fern V Piret, Ph.D.	Planning Director
Michael E. Petrenko, AICP	Deputy Planning Director
A. R. Tankersley	Chief, Community Planning Division
Craig Rovelstad, AICP	Planner IV, Project Planner
Christine A. Osei	Planner II, Senior Planner
Gary Thomas	Planning Technician IV, GIS Maps
Fred Shaffer	Planner II, Public Lands Inventory
William Akerley	Programmer Analyst III

Technical Assistance

Michael Shean	Computer Support Specialist III
Michael Croll	Planning Technician III
Diona Petty*	Summer Intern
Samuel White	Planning Technician IV
Lauren Glascoe	Word Processing Supervisor
Amber Janke	Administrative Aide III
Judith M. Leyshon	Graphic Designer
Terri Plumb	Publications Specialist
Susan Kelley	Publications and Graphics Supervisor
Nancy Mattingly	Administrative Aide III
James Johnson	Clerk II
Robert Kendall	Clerk II
Donald Magruder	Clerk II
Terry Dandridge	Clerk II

Department of Parks and Recreation

Charles Montrie	Planning Supervisor
Mindy Carey	Principal Park Planner
George Panor*	Planning Technician III
Kenneth Scott	Drafting Technician III

**Former employee*

