

## MEMORANDUM

TO: City Council

FROM: Alfred D. Lott, ICMA-CM, CPM  
City Manager

SUBJECT: *Status Report* DATE: January 6, 2022

### *Status Report*

1. New Residential Construction 2021

Attached please find a copy of the New Residential Construction handout prepared by the Planning Department. The information shows total dwelling units by type, as well as City building permit activity authorizing construction of new residential units within the City from 1999- 2021. As can be seen from the bar graph on the second page, 2021 was another year of very low activity. The only large-scale residential development constructed within the City in the last decade was the 286-unit Bowen apartments on Health Center Drive in 2012. The levels of new residential construction are set to rise significantly as Melford Town Center and South Lake begin construction and the Sears parcel redevelopment moves forward.

2. Mill Branch Crossing Residential Detailed Site Plan Schedule

Green Branch, LLC and GBR Mill Branch, LLC have submitted applications for the residential component of Mill Branch Crossing. The property contains approximately 64 acres of land located in the northeast quadrant of US 301 and Mill Branch Road. The submission includes a Detailed Site Plan containing 408 multi-family apartment units and 190 townhouse dwelling units and a Departure from Section 27-558(a) of the Prince George's County Zoning Ordinance to reduce the dimensions of 447 standard-sized perpendicular (non-parallel)/non-handicap parking spaces from 9.5 ft. by 19.0 ft. to 9.0 ft. by 18.0 ft. The City has established the following schedule for a virtual Stakeholders Meeting and in-person public hearings for these applications:

**VIRTUAL STAKEHOLDERS MEETING:** Tuesday, February 1, 2022, at 7:00 p.m.

**BOWIE ADVISORY PLANNING BOARD:** Tuesday, February 8, 2022, at 7:00 p.m.

**CITY COUNCIL:** Tuesday, February 22, 2022, at 8:00 p.m. (Detailed Site Plan only)

ADL: lfr  
Attachment

## New Housing Construction - 2021

Housing Type	Single-family	Townhouses	Multi-family	Subtotal	Total
<b>As of 1999</b>	<b>12,637</b>	<b>3,402</b>	<b>1,942</b>	<b>17,981</b>	<b>17,981</b>
2000	169	102	38	309	18,290
2001	143	12	0	155	18,445
2002	24	0	0	24	18,469
2003	18	0	71	89	18,558
2004	44	0	0	44	18,602
2005	65	0	0	65	18,667
2006	40	0	0	40	18,707
2007	53	0	0	53	18,760
2008	24	0	0	24	18,784
2009	23	0	0	23	18,807
2010	11	0	0	11	18,818
2011	21	0	0	21	18,839
2012	24	0	286	310	19,149
2013	17	0	0	17	19,166
2014	4	0	0	4	19,170
2015	2	0	0	2	19,172
2016	2	0	0	2	19,174
2017	3	0	0	3	19,177
2018	7	0	0	7	19,184
2019	0	0	0	0	19,184
2020	3	0	0	3	19,187
2021	2	0	0	2	19,189

Housing Type	Existing Units as of 12/31/99	Percent of Total	Permitted Units as of 12/31/21	Percent of Total	Percent Change 2000-2021
Single-family	12,637	70%	13,336	70%	6%
Townhouse	3,402	19%	3,516	18%	3%
Multifamily	1,942	11%	2,337	12%	20%
<b>Total</b>	<b>17,981</b>	<b>100%</b>	<b>19,189</b>	<b>100%</b>	<b>7%</b>

All Figures estimated by the City of Bowie Planning & Community Development Department

Source: City of Bowie Department of Community Services

Prepared by the City of Bowie Planning Department data end 12/31/2021

t:/planning/marianne/handouts/2021

# 2021 BUILDING PERMIT REVIEW

