



# City of Bowie

15901 Excalibur Road  
Bowie, Maryland 20716

October 28, 2019

## NOTICE OF PUBLIC HEARINGS

### Detailed Site Plan #DSP-19023

**Proposal: Construction of Residential Dwelling Units and Recreational Amenities  
(South Lake Mixed-Use Community)**

**Total Site Area: 381.52 Acres**

**Current Zoning: E-I-A (Employment and Institutional Area)**

**Location: Southwestern Quadrant of U.S. Route 301 and**

**MD Route 214 (Central Avenue) Interchange**

**Applicant: South Lake Partners, LLC**

Dear Business Owner, Resident or Interested Party:

South Lake Partners, LLC has submitted a Detailed Site Plan application (#DSP-19023) for the purpose of constructing a portion of the South Lake Mixed-Use Community that will include: 1,035 residential dwelling units (344 single-family detached units, 563 townhouse units and 128 two-family attached units), a 5,272+/- sq. ft. clubhouse, and recreational amenities on 282.97 acres of the entire site (381.52 acres).

The site of South Lake is located in the southwestern quadrant of the U.S. Route 301/MD Route 214 (Central Avenue) interchange. The property is zoned E-I-A (Employment and Institutional Area), where the proposed uses are permitted by right under the Prince George's County Zoning Ordinance.

The City has scheduled public hearings for #DSP-19023 as follows:

**BOWIE ADVISORY PLANNING BOARD: Tuesday, November 12, 2019 at 7:00 p.m.**

**BOWIE CITY COUNCIL: Monday, December 2, 2019 at 8:00 p.m.**

These meetings will be held in the Council Chambers in Bowie City Hall, which is located at 15901 Excalibur Road, Bowie, MD. Your attendance and participation are encouraged at these meetings. In the interim, should you have any questions regarding this project, please do not hesitate to contact me during business hours at 301-809-3047.

Sincerely,

*Frank Stevens*

Frank Stevens, AICP  
Department of Planning and  
Community Development

Attachment (over)

cc: Mr. Nat Ballard, Senior Associate, Rogers Consulting  
Mr. Arthur J. Horne, Jr., Shipley and Horne, P.A.  
Mr. Kevin Kennedy, NAI Michael  
Mr. Mike Lenhart, P.E., P.T.O.E., Lenhart Traffic Consulting, Inc.  
Mr. Jonathan Mayers, Chesapeake Realty Partners  
Mr. Scott Rouk, Chesapeake Partners Realty  
Mr. Matthew C. Tedesco, McNamee, Hosea, Jernigan, Kim, Greenan and Lynch, P.A.  
Mr. Paul Woodburn, Ben Dyer and Associates

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# SOUTH LAKE DETAILED SITE PLAN LIMITS

