

Telecommunications Transmission Facility Coordinating Committee
(TTFCC) Meeting

Prince Georges County Government
9400 Peppercorn Place, Conference Room 124 Largo,
Maryland 20774

Notification of Actions August 27, 2025

Audio Conference Line: <https://us02web.zoom.us/j/88324655187>

Meeting ID: 883 2465 5187

+13017158592, 88324655187# US (Washington DC)

Consent Agenda

N/A

Regular Agenda

Recommended with Reservations*

Case #695-2025	Colocation – Oxon Hill Middle School	Council 8
AT&T	9570 Fort Foote Rd	Fort Washington
<i>Conditioned upon the applicant providing written approval from Prince George's County Public School regarding the installation and its attachments at the time of final permitting.</i>		

Regular Agenda

Recommended without Reservations*

- | | | | |
|----|-----------------------|---|------------------|
| 1. | Case #366-2025 | Colocation – Pepco 805414-6563 (SWF) | Council 2 |
| | T-Mobile | 1821 East West Hwy (ROW) | Hyattsville |
| 2. | Case #843-2025 | Colocation – Pepco 827403-030360 (SWF) | Council 3 |
| | T-Mobile | 4600 Cooper Ln (ROW) | Hyattsville |

Administrative Approvals

Recommended with Reservations*

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|---|----------------------|---|------------------|
| 3. | Case #84-2025 | Minor Modification – Holiday Inn | Council 1 |
| | AT&T | 10000 Baltimore Ave | College Park |
| <i>Conditioned that the application is in compliance with any requirements for the Detailed Site Plan in place for the property (DSP-02035-02).</i> | | | |

4. **Case #574-2025** **Minor Modification – Park Place Towers** **Council 5**
T-Mobile 5800 Annapolis Road Bladensburg
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-2436).
5. **Case #611-2025** **Minor Modification – China Towers** **Council 2**
AT&T 1811 Metzert Rd Hyattsville
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-4364).
6. **Case #681-2025** **Minor Modification – Pepco 5498** **Council 9**
AT&T 24001 Aquasco Road Aquasco
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-2856).
7. **Case #703-2025** **Minor Modification – Westchester Tower** **Council 4**
AT&T 6200 Westchester Park Dr College Park
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-1899).
8. **Case #856-2025** **Minor Modification – Pepco 99-W** **Council 2**
AT&T 2800 Metzert Rd College Park
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-2043).
9. **Case #889-2025** **Minor Modification – Sports & Learning Complex** **Council 5**
T-Mobile 8001 Sheriff Rd Hyattsville
Conditioned upon the applicant providing written approval from M-NCPPC at the time of permitting.
10. **Case #944-2025** **Minor Modification – Furr Property** **Council 4**
T-Mobile 17200 Queen Anne Bridge Rd Bowie
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-3596).
11. **Case #00006-2025** **Minor Modification – Pepco-Laurel** **Council 1**
T-Mobile 14805 Old Gunpowder Rd Laurel
Conditioned to any modifications that may be necessary for the Special Exception on this property (SE-1861).

Administrative Approvals

Recommended without Reservations*

12. **Case #505-2025** **Minor Modification – UMD College Park** **Council 3**
Verizon 3618 Campus Dr College Park

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| 13. Case #687-2025
AT&T | Minor Modification – Elmer Sealing
9020 Baltimore Ave | Council 3
College Park |
| 14. Case #755-2025
AT&T | Minor Modification – Lake Arbor Towers
11411 Lake Arbor Way | Council 6
Bowie |
| 15. Case #823-2025
Verizon | Minor Modification – Super Grand Storage
13600 Laurel Bowie Rd | Council 1
Laurel |
| 16. Case #00001-2025
Verizon | Minor Modification – Woodyard-Panda Express
8901 Woodyard Rd | Council 9
Clinton |

Applications receiving a TTFCC recommendation must conform to the Building Code, the Zoning Ordinance and other applicable laws and regulations including private building restrictions, if any, which relate to the property prior to permit issuance.

All applications to be reviewed by the TTFCC Committee must be submitted by the last Wednesday of each month.

Please note that the TTFCC meetings are held on the 3rd (third) Wednesday of each month at 1:00 p.m.

Service providers must submit general location plans of facilities that are anticipated to be built in the future, to the County no later than July 31st of each year. The general location of the future facilities must be identified on a copy of the Councilmanic District Map. These yearly submissions must be sent directly to TTFCC Chairperson, Michelle Lyons, MDLyons@co.pg.md.us, at 9400 Peppercorn Place, Suite 500, Largo, Maryland 20774.

Service Providers not in compliance by the specified deadline will have future TTFCC requests placed on hold until required information is provided and accepted by the Chairperson. There are no exceptions.



**PRINCE GEORGE'S COUNTY, MARYLAND
TELECOMMUNICATIONS TRANSMISSION FACILITY
COORDINATING COMMITTEE (TTFCC)**

MINUTES OF TTFCC MEETING

To: Distribution

From: James Crane, Consultant, CTC Technology & Energy (CTC)

A meeting of the Telecommunications Transmission Facility Coordinating Committee (TTFCC) was held on August 27, 2025. The following people were in attendance via Zoom.

MEMBERS

Michelle Lyons	DPIE/Chair
Chinedu Ohanyere	DPIE
Lakisha Pingshaw	OIT
James Stepowany	M-NCPPC
Nathaniel Tutt	PGCC
Mary Outlaw	PGCPS

STAFF

James Crane	CTC
Nirav Gori	CTC
Jaelyn Seals	DPIE

OTHER ATTENDEES

Ronald Ruff	PGCPS
James Scully	Crown Castle on behalf of T-Mobile

Michelle Lyons called the meeting to order at 1:19 PM.

Consent Agenda

1. July 16, 2025, TTFCC Meeting Minutes

The meeting minutes were accepted into the record.

Regular Agenda

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|-------------------------------|--|--------------------------|
| 1. Case #366-2025
T-Mobile | Colocation – Pepco 805414-6563 (SWF)
1821 East West Hwy (ROW) | Council 2
Hyattsville |
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TTFCC Meeting Minutes
August 27, 2025

Michelle Lyons read Items 1 – 2 into the record noting there were no conditions or restrictions.

Michelle Lyons asked if there were any motions regarding Items 1-2. James Stepowany made a motion to recommend Item 1 and Item 2. Clarence Moseley seconded the motion, and it was unanimously approved.

Michelle Lyons advised the remaining items on the agenda were administrative approvals that did not require discussion.

Michelle Lyons moved the meeting into an executive session with the committee members.

The discussion item was a case from the July agenda:

Case #695-2025	Colocation – Oxon Hill Middle School	Council 8
AT&T	9570 Fort Foote Rd	Fort Washington

Michelle Lyons advised a vote was needed to be taken regarding a recommendation. There is an existing lease between PGCPs and the monopoly owner. The applicant advised in correspondence to the committee that this lease was renewed in February, 2025 but the committee had not been forwarded a copy.

Mary Outlaw advised the contract was renewed at that time but did not have the details as to whether the monopoly owner could approve new colocations over PGCPs objections.

James Crane advised the application was for a first-time colocation by AT&T on an existing monopoly. The third-party review by CTC gave the proposal a positive recommendation. AT&T would be the fourth commercial carrier to colocate.

At the July 16, 2025, meeting the PGCPs committee member in attendance (Gary Cunningham) advised that the Prince George's County School policy was not to allow any new carriers on sites on school property. No vote was taken on the proposal and the carrier, its representatives, and the school representatives were advised to discuss the proposal further.

On August 15, 2025 meeting, the applicant forwarded notice that its position was the PGCPs lease with the monopoly owner did not preclude a colocation. As this was a 6409 application, the FCC shotclock was in effect. The applicant would consider the application granted by September 14, 2025 if written notice justifying a rejection was not provided.

Nirav Gori confirmed the case qualifies as a 6409 application.

Michelle Lyons advised that the responsibility of the committee in regard to the shotclock required a vote.

James Crane noted that the application could also be presented to the committee with a conditioned recommendation stating that the applicant obtain written approval from PGCPs at final permitting.

Clarence Moseley asked about potential legal ramifications of this case.

Michelle Lyons advised that if there was no vote, the committee would be liable for violations of the shotclock by not acting on an action brought before the committee. If the monopole owner has the lease authority that the applicant cited, it would be a legal issue between the monopole owner and PGCPs and that would not include the committee.

Lakisha Pingshaw stated she agreed with Michelle Lyons and the committee had done its due diligence by postponing the vote to hear from the PGCPs and offering PGCPs risk mitigation by conditioning the recommendation.

Nathaniel Tutt advised that since this case had met all requirements from an engineering standpoint, the practical step was to move the case forward so the applicant and PGCPs could have further conversation.

Michelle Lyons asked if there was a motion. James Stepowany made a motion to recommend the application. Clarence Moseley seconded the motion, and it was unanimously approved with the condition that the applicant provide written approval from Prince George's County Public Schools regarding the installation and its attachments at the time of final permitting.

The meeting was adjourned at 1:40 PM.

Administrative Approvals*

1. **Case #84-2025** **Minor Modification – Holiday Inn** **Council 1**
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Laurel |

**Facility Coordinator Report not required for Minor Modifications*