

DIVISION 1. DEFINITIONS.

Sec. 27-107.01. Definitions.

(a) Terms in the Zoning Ordinance are defined as follows:

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(9) **Agriculture:** [The "Use" of land for farming, dairying, pasturage, apiaries, horticulture, floriculture, and animal husbandry, which may include "Accessory Uses" for processing, treating, selling, or storing agricultural products produced on a farm (on the premises). The term "Agriculture" shall not include the commercial feeding of garbage or offal to animals, the slaughtering of livestock for marketing, or the disposal of sludge except for fertilization of crops, horticultural products, or floricultural products in connection with a active agricultural operation or home gardening.]

The business, science and art of cultivating and managing the soil, composting (to include the composting of regionally generated sewer sludge pursuant to a permit issued by the state), growing, harvesting, and selling crops, livestock and the products of forestry, horticulture, floriculture, viticulture, hydroponics, animal husbandry, i.e., breeding, raising, or managing livestock, including horses, poultry, fish, game, and fur-bearing animals, dairying, beekeeping and similar activities. Agriculture includes processing on the farm of an agricultural product in the course of preparing the product for market, which may cause a change in the natural form or state of the product. Agriculture includes equine activities and equine facilities. Equine activities includes teaching equestrian skills, participating in equestrian events, competitions, exhibitions or other displays of equestrian skills, and caring for, breeding, boarding, dealing, selling, renting, riding or training equines. Equine facilities include barns, stables, rings, paddocks or accessory buildings or structures used for equine activities. The term "Agriculture" shall not include the commercial feeding of garbage or offal to animals, the slaughtering of livestock for marketing (except otherwise permitted by law) or the disposal of sludge except for fertilization of crops, horticultural products, or floricultural products in connection with an active agricultural operation or home gardening.

(9.1) **Agritourism:** A commercial enterprise that is intended to attract tourists and provide supplemental income for the owner of a working farm that qualifies for agricultural use assessment pursuant to § 8-209 of the Tax-Property Article of the Annotated Code of Maryland (as amended). The commercial enterprise shall be offered to the public or invited groups and

1 shall be related to agriculture or natural resources and incidental to the primary operation on the
2 site. Agritourism uses include, but are not limited to: “Equine Activities”, fishing, hunting,
3 wildlife study, [horseback riding,] corn mazes, harvest festivals, barn dances, hayrides, roadside
4 stands, farmer’s markets, u-pick or pick-your-own operations, rent-a-tree operations, farm tours,
5 wine tasting, educational classes related to agricultural products or skills. Agritourism may
6 include picnics, equine facilities and party facilities, corporate retreats and weddings; however,
7 no lodging or overnight stay shall be provided for these uses. Agritourism includes farm or
8 ranch stays subject to the same rules as a Bed-and-Breakfast Inn as defined in this Subtitle.
9 Accessory recreational activities may be provided for guests.

10 * * * * *

11 (84.2) **Equine Activities:** includes teaching equestrian skills, participating in equestrian
12 events, competitions, exhibitions or other displays of equestrian skills, and caring for, breeding,
13 boarding, dealing, selling, renting, riding, or training equines. The term shall not include
14 “Animal Boarding Place”.

15 (84.3) **Equine Facility:** includes barns, stables, rings, paddocks or accessory buildings or
16 structures used for Equine Activities.

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18 **PART 5. RESIDENTIAL ZONES.**

19 **DIVISION 3. USES PERMITTED. (RESIDENTIAL ZONES).**

20 **Sec. 27-441. Uses permitted.**

Sec. 27-441. Uses permitted.

(b) TABLE OF USES.

USE	ZONE								
	R-O-S	O-S	R-A	R-E	R-R	R-80	R-55	R-35	R-20
(1) COMMERCIAL:									
[Riding stable:									
(A) On a tract consisting of less than 20,000 sq. ft.	X	SE	SE	X	X	X	X	X	X
(B) On a tract consisting of between 20,000 sq. ft. and 9 contiguous acres.	SE	SE	SE	SE	SE	X	X	X	X
(C) All others	P	P	P	P	SE ⁶⁷	X	X	X	X]
* * * * *	*	*	*	*	*	*	*	*	*
(7) Resource Production /Recovery:									
Agricultural uses:									
(A) All general agriculture ²²	P	P	P	P	P ²³	SE	SE	SE	SE
[(B) Keeping of horses or ponies	P	P	P	P	P ²³	P ³⁷	P ³⁷	SE	SE]
[C] <u>(B)</u> Limited to floriculture, horticulture, gardening, and private noncommercial green houses	X	X	X	X	X	P	P	P	P
[D] <u>(C)</u> Keeping of homing or racing pigeons, provided the use was in existence:									
I. Prior to June 30, 1987	P	P	P	P	P ⁴	X	P ⁵⁰	X	X
II. On or after June 30, 1987	P	P	P	P	P ⁴	X	X	X	X
[E] <u>(D)</u> <u>Equine activities</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u> ⁹¹	<u>SE</u>	<u>X</u>	<u>X</u>	<u>X</u>

USE	ZONE								
	R-O-S	O-S	R-A	R-E	R-R	R-80	R-55	R-35	R-20
[F] (E) <u>Equine facility:</u>									
a) <u>Keeping of horses or ponies</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P²³</u>	<u>P³⁷</u>	<u>P³⁷</u>	<u>SE</u>	<u>SE</u>
b) <u>Private stable</u>	<u>P³⁵</u>	<u>P³⁵</u>	<u>P³⁵</u>	<u>P³⁵</u>	<u>P³⁵</u>	<u>P^{35,37}</u>	<u>P^{35,37}</u>	<u>SE³⁵</u>	<u>SE³⁵</u>
c) <u>Riding stable:</u>									
I. <u>On a tract consisting of less than 20,000 sq. ft.</u>	<u>X</u>	<u>SE</u>	<u>SE</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
II. <u>On a tract consisting of between 20,000 sq. ft. and 9 contiguous acres.</u>	<u>SE</u>	<u>SE</u>	<u>SE</u>	<u>SE</u>	<u>SE</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
III. <u>All others</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>SE⁶⁷</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
d) <u>All others</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>SE⁹¹</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
* * * * *	*	*	*	*	*	*	*	*	*

USE	ZONE							
	R-T	R-30	R-30C	R-18	R-18C	R-10A	R-10	R-H
* * * * *	*	*	*	*	*	*	*	*
(1) COMMERCIAL:								
[Riding stable:								
(A) On a tract consisting of 20,000 sq. ft.	X	X	X	X	X	X	X	X
(B) On a tract consisting between 20,000 sq. ft and 9 contiguous acres.	X	X	X	X	X	X	X	X
(C) All others	X	X	X	X	X	X	X	X]
* * * * *	*	*	*	*	*	*	*	*
(7) Resource Production/Recovery:								
Agricultural uses:								
(A) All general agriculture ²²	X	X	X	X	X	X	X	X
[(B) Keeping of horses or ponies	X	X	X	X	X	X	X	X]
[(C)] (B) Limited to floriculture, horticulture, gardening, and private, noncommercial greenhouses	P	P	P	P	P	P	P	P
[(D)] (C) Keeping of homing or racing pigeons, provided the use was in existence:								
(i) Prior to June 30, 1987	X	X	X	X	X	X	X	X
(ii) On or after June 30, 1987	X	X	X	X	X	X	X	X
[(E)] (D) Equine Activities	X	X	X	X	X	X	X	X
[(F)] (E) Equine Facility	X	X	X	X	X	X	X	X

USE	ZONE							
	R-T	R-30	R-30C	R-18	R-18C	R-10A	R-10	R-H
a) <u>Keeping of horses or ponies</u>	X	X	X	X	X	X	X	X
b) <u>Private stable</u>	X	X	X	X	X	X	X	X
c) <u>Riding stable</u>								
i. <u>On a tract consisting of less than 20,000 sq. ft.</u>	X	X	X	X	X	X	X	X
ii. <u>On a tract consisting of between 20,000 sq. ft. and 9 contiguous acres.</u>	X	X	X	X	X	X	X	X
iii. <u>All others</u>	X	X	X	X	X	X	X	X
* * * * *	*	*	*	*	*	*	*	*

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22 Slaughterhouses, fertilizer works, bone yards, plants for the reduction of animal matter, and any uses which are noxious or offensive because of odor, dust, smoke, gas, or noise, are prohibited; may include [a stable] an equine facility in conjunction with the agricultural use.

23 On lots having a net area of twenty thousand (20,000) square feet or less, keeping cattle, [horses] equines, poultry or other animals or birds (other than customary household pets) shall only be permitted upon approval of a Special Exception.

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35 In conjunction with an agricultural use.

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37 Permitted only on lots having a gross lot area of one (1) acre or more, otherwise a special exception is required.

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91 Provided the use is for the purpose of promoting agritourism as defined in Sec. 27-107 (a).

1 SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect forty-five
2 (45) calendar days after its adoption.

Adopted this 26th day of October, 2010.

COUNTY COUNCIL OF PRINCE GEORGE'S
COUNTY, MARYLAND, SITTING AS THE
DISTRICT COUNCIL FOR THAT PART OF
THE MARYLAND-WASHINGTON REGIONAL
DISTRICT IN PRINCE GEORGE'S COUNTY,
MARYLAND

BY: _____
Thomas E. Dernoga
Chair

ATTEST:

Redis C. Floyd
Clerk of the Council

KEY:
Underscoring indicates language added to existing law.
[Brackets] indicate language deleted from existing law.
Asterisks *** indicate intervening existing Code provisions that remain unchanged.