

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND**

**SITTING AS THE DISTRICT COUNCIL**

**2023 Legislative Session**

Bill No. CB-045-2023

Chapter No. \_\_\_\_\_

Proposed and Presented by Council Members Oriadha and Dernoga

Introduced by \_\_\_\_\_

Co-Sponsors \_\_\_\_\_

Date of Introduction \_\_\_\_\_

**ZONING BILL**

1 AN ORDINANCE concerning General Provisions – Authority and Jurisdiction – Alternate  
2 Development Regulations For the purpose of providing authorization in the Zoning Ordinance  
3 for alternate development regulations for development of land owned by the Redevelopment  
4 Authority of Prince George’s County.

5 BY adding:

6 Section 27-1408,  
7 The Zoning Ordinance of Prince George's County, Maryland,  
8 being also  
9 SUBTITLE 27. ZONING.  
10 The Prince George's County Code  
11 (2019 Edition; 2022 Supplement).

12 SECTION 1. BE IT ENACTED by the County Council of Prince George's County,  
13 Maryland, sitting as the District Council for that part of the Maryland-Washington Regional  
14 District in Prince George's County, Maryland, that Section 27-1408 of the Zoning Ordinance of  
15 Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code,  
16 be and the same is hereby added:

**SUBTITLE 27. ZONING.**

**PART 27-1. GENERAL PROVISIONS.**

**SECTION 27-1400. APPLICABILITY AND JURISDICTION.**

20 \* \* \* \* \*

1 **Sec. 27-1408. Alternative Development Standards for THE Redevelopment Authority**  
2 **Property in Local Transit Center Authorized.**

3 ~~For any development project, all or a portion of which is located in the Addison Road~~  
4 ~~Metro Local Transit Center,~~ ANY DEVELOPMENT APPLICATION that includes properties  
5 owned by the Redevelopment Authority of Prince George’s County or acquired from the  
6 Redevelopment Authority pursuant to a redevelopment agreement AND WHICH FRONTS  
7 EITHER CENTRAL AVENUE/EAST CAPITOL STREET (MD 214) OR OLD CENTRAL  
8 AVENUE/CENTRAL AVENUE (MD 332) BETWEEN THE COUNTY’S BOUNDARY WITH  
9 THE DISTRICT OF COLUMBIA AND LANDOVER ROAD/LARGO ROAD (MD 202), the  
10 project may be developed pursuant to the regulations AND USES of the LTO-C Zone.

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

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

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:

\_\_\_\_\_  
Donna J. Brown  
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.