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

**SITTING AS THE DISTRICT COUNCIL**

Legislative Session

1992

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Bill No. \_\_\_\_\_ CB-84-

1992

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Chapter No.

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Proposed and Presented by \_\_\_\_\_ Council Member

Castaldi

Introduced by

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Co-Sponsors

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Date of Introduction

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**ZONING BILL**

AN ORDINANCE concerning

Variances

FOR the purpose of prohibiting the District Council from  
granting a variance from the Special Exception requirements for  
a parking lot serving an adjacent Commercial or Industrial

Zone.

BY repealing and reenacting with amendments:

Sections 27-235, and  
27-392,

The Zoning Ordinance of Prince George's County, Maryland,  
being also

SUBTITLE 27. ZONING.

The Prince George's County Code  
(1991 Edition).

SECTION 1. BE IT ENACTED by the 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, that Sections 27-235 and 27-392 of the Zoning Ordinance of Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code, be and the same are hereby repealed and reenacted with the following amendments:

**SUBTITLE 27. ZONING.**

**PART 3. ADMINISTRATION.**

**DIVISION 5. APPEALS AND VARIANCES.**

**Subdivision 2. Variances in Conjunction with Special Exception Approval.**

**Sec. 27-235. District Council authority.**

(a) The District Council may grant appeals involving variances from the strict application of this Subtitle (known as variances) in conjunction with its approval of a Special

Exception or subsequent site plan amendment. The Council shall be governed by the provisions of Section 27-230 when it grants the variances.

(b) The District Council shall not grant a variance from the provisions of Section 27-392(a).

**PART 4. SPECIAL EXCEPTIONS.**

**DIVISION 3. ADDITIONAL REQUIREMENTS FOR SPECIFIC SPECIAL EXCEPTIONS.**

**Sec. 27-392. Parking lot (required) serving adjacent Commercial or Industrial Zone.**

(a) A parking lot which serves a use in an adjacent commercial or industrial zone may be permitted, subject to the following:

(1) The land proposed for the lot shall either immediately adjoin, or be directly across the street from, the commercially or industrially zoned land to be served;

(2) The parking lot shall contain not more than one hundred (100) parking spaces, or twenty percent (20%) of the minimum number of spaces required by Part 11, whichever is less;

(3) The parking lot shall be necessary in order to comply with the minimum requirements of Part 11; and

(4) The District Council may require additional landscaping and screening to protect adjacent properties against intrusion.

(b) A variance shall not be granted from the requirements

of Subsection (a), above.

SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect on December 31, 1992.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 1992.

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

BY:

	Richard J. Castaldi Chairman
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ATTEST:

	Joyce T. Sweeney Acting Clerk of the Council
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KEY:

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