

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL
2017 Legislative Session**

Bill No. CB-59-2017

Chapter No. 45

Proposed and Presented by Council Member Franklin

Introduced by Council Members Franklin, Harrison and Davis

Co-Sponsors _____

Date of Introduction July 11, 2017

ZONING BILL

1 AN ORDINANCE concerning

2 I-4 Zone

3 For the purpose of amending the requirements of the Zoning Ordinance to permit gas station,
4 food or beverage store, or vehicle lubrication or tune-up facility uses within the I-4 (Limited
5 Intensity Industrial) Zone, under certain circumstances.

6 BY repealing and reenacting with amendments:

7 Section 27-473(b),

8 The Zoning Ordinance of Prince George's County, Maryland,

9 being also

10 SUBTITLE 27. ZONING.

11 The Prince George's County Code

12 (2015 Edition, 2016 Supplement).

13 SECTION 1. BE IT ENACTED by the County Council of Prince George's County,
14 Maryland, sitting as the District Council for that part of the Maryland-Washington Regional
15 District in Prince George's County, Maryland, that Section 27-473(b) of the Zoning Ordinance of
16 Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code,
17 be and the same is hereby repealed and reenacted with the following amendments:

18 **SUBTITLE 27. ZONING.**

19 **PART 7. INDUSTRIAL ZONES.**

20 **DIVISION 3. USES PERMITTED.**

Sec. 27-473. Uses permitted.

(b) TABLE OF USES.

USE	ZONE				
	I-1 ³³	I-2 ³³	I-3	I-4	U-L-I
(1) COMMERCIAL:					
* * * * *	*	*	*	*	*
(B) Vehicle, Mobile Home, Camping Trailer, and Boat Sales and Service:					
* * * * *	*	*	*	*	*
Gas Station	SE ¹⁰	SE	SE	[X] P ⁶⁴	SE
* * * * *					
Vehicle Lubrication or tune-up facility, provided all sales and installation operations are conducted in a wholly enclosed building with no outdoor storage	P	P	X	[X] P ⁶⁴	SP
* * * * *					
(E) Trade (General Retail)					
* * * * *	*	*	*	*	*
Food or Beverage Store					
(i) Within an existing retail center with net leasable building space of less than 26,000 square feet	P ⁴³	X	P ⁴²	X	X
(ii) All others	SE ¹⁰	SE	X	[X] P ⁶⁴	SE

* * * * *

64 Permitted use, provided that:

- (A) The use is subject to, and limited by, all prescriptions and/or restrictions set forth in Section 27-548.56 of this Subtitle; and
- (B) Is subject to a Detailed Site Plan approval process, in accordance with Part 3, Division 9 of this Subtitle.

1 SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect on the
2 date of its adoption.

Adopted this 12th day of September, 2017.

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: _____
Derrick Leon Davis
Chairman

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.