

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

**1997 Legislative Session**

Bill No.	CB-99-1997
Chapter No.	69
Proposed and Presented by	Council Members Bailey and Russell
Introduced by	Council Members Bailey and Russell
Co-Sponsors	
Date of Introduction	October 14, 1997

**ZONING BILL**

AN ORDINANCE concerning

Mixed Retirement Development

For the purpose of permitting , in a Mixed Retirement Development, multifamily dwellings and increasing the maximum number of attached dwelling units allowed.

BY repealing and reenacting with amendments:

Sections 27-514.10(d), and 27-515(b),

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

being also

SUBTITLE 27. ZONING.

The Prince George's County Code

(1995 Edition, 1996 Supplement).

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 27-514.10(d) and 27-515(b) 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Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code, be and the same are hereby repealed and reenacted with the following amendments: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 8. COMPREHENSIVE DESIGN ZONES.**

**DIVISION 2. SPECIFIC COMPREHENSIVE DESIGN ZONES.**

**Subdivision 8. R-L Zone (Residential Low Development).**

**Sec. 514.10. Regulations.**

(d) Other regulations.

(1) The types of dwelling units permitted shall be limited to one-family detached and attached dwellings. No more than twenty percent (20%) of the total number of dwelling units shall be attached units. These regulations do not apply to a Mixed Retirement Development located on a tract containing a minimum of one-hundred fifty (150) acres.

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**DIVISION 3. USES PERMITTED.**

**Sec. 27-515. Uses permitted.**

## (b) TABLE OF USES

<i>USE</i>	<i>M-A-C</i>	<i>L-A-C</i>	<i>E-I-A</i>	<i>R-U</i>	<i>ZONE</i> <i>R-M</i>	<i>R-S</i>	<i>R-L</i>	<i>V-L</i>	<i>V-M</i>
*	*		*			*			*
<b>(7) RESIDENTIAL/LODGING:</b>									
Assisted living facility (CB-78-1996)	P	P	X	P	P	P	P	X	X
Dwelling (any type, except mobile home, multifamily, three-family, two-family, and storefront) <sup>29</sup>	P	P	X	P	P	P	P	P <sup>23</sup>	P <sup>23</sup>
Dwelling, multifamily	P	P	X	P	P	P	[X]P <sup>30</sup>	P <sup>23</sup>	P <sup>23</sup>
Dwelling, three-family and two-family	P	P	X	P	P	P	P	X	X
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<sup>30</sup> Provided that the multifamily dwellings are located within a Mixed Retirement Development located on a tract containing a minimum of one-hundred fifty (150) acres.

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

Adopted this 18th day of November, 1997.

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:

Dorothy F. Bailey  
Chair

ATTEST:

Joyce T. Sweeney  
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.