

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL
2001 Legislative Session**

Bill No. _____ CB-76-2001
Chapter No. _____ 56
Proposed and Presented by _____ Council Member Estep
Introduced by _____ Council Member Estep
Co-Sponsors _____
Date of Introduction _____ October 23, 2001

ZONING BILL

1 AN ORDINANCE concerning

2 Marinas

3 For the purpose of permitting minor changes to approved special exceptions for marinas and
4 permitting marinas in the R-R Zone under certain circumstances.

5 BY repealing and reenacting with amendments:

6 Sections 27-325 and 27-441(b),
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 (1999 Edition, 2000 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 Sections 27-325 and 27-441(b) of the Zoning
15 Ordinance of Prince George's County, Maryland, being also Subtitle 27 of the Prince George's
16 County Code, be and the same are hereby repealed and reenacted with the following
17 amendments:

SUBTITLE 27. ZONING.

PART 4. SPECIAL EXCEPTIONS.

DIVISION 1. ADMINISTRATIVE PROCEDURES.

Subdivision 10. AMENDMENTS OF APPROVED SPECIAL EXCEPTIONS.

Sec. 27-325. Minor changes.

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(l) Changes of site plans for public electric utility uses or structures.

(1) The Planning Board may permit changes to a site plan for approved public electric utility uses or structures for the addition, relocation, or modification of foundations and equipment, including ground wires, control houses, and associated structures, within the existing fence line.

(m) Changes of marina site plans.

(1) Changes of a site plan for approved marinas may be permitted by the Planning Board or its designee for renovation in kind, replacement or repair for facilities such as the bulkheads or boat slips, floating and fixed docks boat storage facilities and other structures. Any other changes require Planning Board approval.

**PART 5. RESIDENTIAL ZONES.
DIVISION 3. USES PERMITTED.**

(b) TABLE OF USES.

Sec. 27-441. Uses permitted.

USE	ZONE								
	R-O-S	O-S	R-A	R-E	R-R	R-80	R-55	R-35	R-20
(1) COMMERCIAL:									
* * * *	*	*	*	*	*	*	*	*	*
(5) Recreational/Entertainment/Social/Cultural:									
* * * *	*	*	*	*	*	*	*	*	*
Homes Association Recreational Use, in accordance with Section 27-445	SE	P	P	P	P	P	P	P	P
<u>Marina</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>P⁶⁷</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
Museum, art gallery, aquarium, cultural center, or similar facility (noncommercial)	SE	SE	P	P	P	P	P	P	P

USE	ZONE							
	R-T	R-30	R-30C	R-18	R-18C	R-10A	R-10	R-H
(1) COMMERCIAL:								
* * * *	*	*	*	*	*	*	*	*
(5) Recreational/Entertainment/Social/Cultural:								
* * * *	*	*	*	*	*	*	*	*
Homes Association Recreational Use, in accordance with Section 27-445	P	X	X	X	X	X	X	X
<u>Marina</u>	<u>X</u>							
Museum, art gallery, aquarium, cultural center, or similar facility (noncommercial)	P	P	P	P	P	PA	P	P

67 Provided:

(A) The use abuts an existing marina in the C-W-Zone approved prior to 1972 pursuant to a special exception; and

(B) Notwithstanding the provisions to the contrary, a revised site plan shall be approved by the Planning Board that incorporates the entire property showing existing and proposed improvements in both the R-R and C-W Zones.

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

Adopted this 19th day of November, 2001

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: _____
Ronald V. Russell
Chairman

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.