

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL
2000 Legislative Session**

Bill No. CB-29-2000
Chapter No. 30
Proposed and Presented by Council Member Scott
Introduced by Council Members Scott and Maloney
Co-Sponsors _____
Date of Introduction May 16, 2000

ZONING BILL

1 AN ORDINANCE concerning

2 Consolidated Storage

3 For the purpose of prohibiting consolidated storage in the C-M Zone, where this use is currently
4 permitted by special exception, and imposing a height limitation on consolidated storage
5 structures in all zones.

6 BY repealing and reenacting with amendments:

7 Sections 27-461(b) and 27-475.04,

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 (1999 Edition).

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 Sections 27-461(b) and 27-475.04 of the Zoning
16 Ordinance of Prince George's County, Maryland, being also Subtitle 27 of the Prince George's
17 County Code, be and the same are hereby repealed and reenacted with the following amendments:

18 **SUBTITLE 27. ZONING.**

19 **PART 6. COMMERCIAL ZONES.**

20 **DIVISION 3. USES PERMITTED.**

Sec. 27-461. Uses permitted.

(b) TABLE OF USES I

USE	ZONE					
	C-O	C-A	C-S-C	C-W	C-M	C-R-C
(3) MISCELLANEOUS:						
	*	*	*	*	*	*
Collection of recyclable materials as a temporary use, in accordance with Sections 27-260 and 27-261	P	P	P	P	P	X
Consolidated Storage	X	X	P ³⁴	X	[SE] <u>X</u> ³⁵	X
Contractor's office (general) as a permanent use, including the businesses of siding, flooring, roofing, plumbing, air conditioning, heating, painting, carpentry, electrical work, landscaping and the like, with buildings, and uses accessory to the business (as well as the office) use:						
	*	*	*	*	*	*

35 Special exception applications filed prior to January 1, 2000, may continue through the review and hearing procedures in Part 4. Uses which are approved may continue in effect, may be revised or amended under procedures in Part 4 and shall not be considered nonconforming. The maximum height of structures not approved by January 1, 2000, shall be thirty six (36) feet.

PART 7. INDUSTRIAL ZONES.

DIVISION 4. REGULATIONS.

Sec. 27-475.04. Consolidated Storage.

(a) Beginning June 23, 1988, a Detailed Site Plan shall be approved for consolidated storage developments in accordance with Part 3, Division 9, of this Subtitle to insure compliance with the provisions of this Section. Consolidated storage constructed pursuant to a building permit issued prior to this date; consolidated storage for which grading permits were issued prior to this date, subject to Subsection (b); and consolidated storage for which applications for building permits were filed on September 22, 1987, and which are actively pending as of October 25, 1988, subject to Subsection (b), need not meet these requirements.

(1) Requirements.

(A) No entrances to individual consolidated storage units shall be visible from a street or from adjoining land in any Residential or Commercial Zone (or land proposed to be used for residential or commercial purposes on an approved Basic Plan for a Comprehensive Design Zone, or any approved Conceptual or Detailed Site Plan).

(B) Entrances to individual consolidated storage units shall be either oriented toward the interior of the development or completely screened from view by a solid wall, with landscaping along the outside thereof.

(C) The maximum height shall be thirty six (36) feet. Structures exceeding this height and approved before January 1, 2000, shall not be considered nonconforming.

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

Adopted this 27th day of June, 2000.

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.