

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND**  
**SITTING AS THE DISTRICT COUNCIL**  
**1996 Legislative Session**

Bill No. \_\_\_\_\_ CB-93-1996

Chapter No. \_\_\_\_\_ 68

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

Introduced by \_\_\_\_\_ Council Member Estep

Co-Sponsors

Date of Introduction \_\_\_\_\_ October 29, 1996

**ZONING BILL**

AN ORDINANCE concerning

Post-secondary Educational Institutions

For the purpose of defining a Post-secondary Educational Institution, and permitting it in the C-M, C-O, C-S-C, I-1, and I-3 zones.

BY repealing and reenacting with amendments:

Sections 27-107.01, 27-461(b), and 27-473(b),

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

being also

SUBTITLE 27. Zoning.

The Prince George's County Code

(1995 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 27-107.01, 27-461(b), and 27-473(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Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code, be and the same are hereby repealed and reenacted with the following amendments: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 2. GENERAL.**

## DIVISION 1. DEFINITIONS.

### Section 27-107.01. Definitions.

(a) Terms in the Zoning Ordinance are defined as follows:

\* \* \* \* \*

(206) **School, Private:** A private school or training institution which offers a program of college, professional, preparatory, high school, middle school, junior high school, elementary, kindergarten, or nursery school instruction; or any program of trade, technical, professionalism or artistic instruction. A private school is not a "Home Occupation." The term does not include:

(A) Any institution which is under the jurisdiction of the Prince George's County Board of Education; or

(B) Any activity offering instruction which is carried on by a single teacher, tutor, or instructor having a total enrollment of less than six (6) students.

(206.1) **School, Post-secondary Educational Institution:** An educational institution approved to operate in the State of Maryland by the Maryland Higher Education Commission pursuant to Division 3, Titles 10 and 11, Education Article, Annotated Code of Maryland.

(206.2) **Seafood Market:** A retail store where the sole "Use" is the sale of edible fish, shellfish, and related items. Accessory wholesaling may be permitted, provided it is limited to twenty-five percent (25%) of the gross floor area of the store.

## PART 6. COMMERCIAL ZONES.

### DIVISION 3. USES PERMITTED.

#### Section 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
	*	*	*	*	*	*	*	*	*	*	*
(2) INSTITUTIONAL/EDUCATIONAL:											
	*	*	*	*	*	*	*	*	*	*	*
School, Private:											
	*	*	*	*	*	*	*	*	*	*	*
(E) Tutoring establishment						P	X	P	X	P	P
(F) <u>Post-secondary educational institution</u>						<u>P</u> <sup>28</sup>	<u>SE</u>	<u>P</u> <sup>28</sup>	<u>SE</u>	<u>P</u> <sup>28</sup>	<u>SE</u>
[(F)] <u>(G)</u> Private schools, subject to Section 27-463						P	P	P	P	P	P
[(G)] <u>(H)</u> All others						SE	SE	SE	SE	SE	SE
	*	*	*	*	*	*	*	*	*	*	*

<sup>28</sup> If not conducted in an existing office building, a Detailed Site Plan shall be approved in accordance with Part 3, Division 9, of this Subtitle.

**PART 7. INDUSTRIAL ZONES.****DIVISION 3. USES PERMITTED.****Sec. 27-473. Uses Permitted.****(b) TABLE OF USES**

<i>USE</i>						<i>I-1</i>	<i>I-2</i>	<i>ZONE</i> <i>I-3</i>	<i>I-4</i>	<i>U-L-I</i>	
*	*	*	*	*	*	*	*	*	*	*	*
<b>(3) INSTITUTIONAL/EDUCATIONAL:</b>											
*	*	*	*	*	*	*	*	*	*	*	*
<b>School, private:</b>											
*	*	*	*	*	*	*	*	*	*	*	*
<b>(F) Trade</b>						<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	
<b><u>(G) Post-secondary Educational Institution</u></b>						<b><u>P</u></b> <sup>32</sup>	<b><u>SE</u></b>	<b><u>P</u></b> <sup>32</sup>	<b><u>SE</u></b>	<b><u>SE</u></b>	
<b>[(G)] <u>(H)</u> In accordance with Section 27-475.06.01<sup>28</sup></b>						<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	<b>P</b>	
<b>[(H)] <u>(I)</u> All others</b>						<b>SE</b>	<b>SE</b>	<b>SE</b>	<b>SE</b>	<b>SE</b>	
*	*	*	*	*	*	*	*	*	*	*	*

<sup>32</sup>

**If not conducted in an existing office building, a Detailed Site Plan shall be approved in accordance with Part 3, Division 9, of this Subtitle.**

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

Adopted this 26th day of November, 1996.

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:

Stephen J. Del Giudice  
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.