

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND  
SITTING AS THE DISTRICT COUNCIL  
2012 Legislative Session**

Bill No. \_\_\_\_\_ CB-22-2012 \_\_\_\_\_

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

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

Introduced by \_\_\_\_\_

Co-Sponsors \_\_\_\_\_

Date of Introduction \_\_\_\_\_

**ZONING BILL**

1 AN ORDINANCE concerning

2 Group Residential Facility

3 For the purpose of amending the definition of group residential facility to include survivors of  
4 domestic violence.

5 BY repealing and reenacting with amendments:

6 Sections 27-107.01(a), 27-441(b) and 27-515(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 (2011 Edition).

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 27-107.01(a), 27-441(b) and 27-  
15 515(b) of the Zoning Ordinance of Prince George's County, Maryland, being also Subtitle 27 of  
16 the Prince George's County Code, be and the same are hereby repealed and reenacted with the  
17 following amendments:

18 **SUBTITLE 27. ZONING.**

19 **PART 2. GENERAL.**

20 **DIVISION 1. DEFINITIONS**

1 **Sec. 27-107.01. Definitions.**

2 \* \* \* \* \*

3 (109) **Group Residential Facility:**

4 (A) A "Dwelling Unit" or "Foster Home," operated by a responsible individual or  
5 organization, which has a program designed to provide a supportive living arrangement for five  
6 (5) or more individuals (unrelated to the operator by blood, adoption, or marriage) who are  
7 members of a service population that, because of age or emotional, mental, physical, familial, or  
8 social conditions, needs supervision.

9 (B) This term includes, facilities for developmentally disabled persons, drug  
10 dependent persons, alcoholic persons, juveniles, or persons whose welfare and adjustment within  
11 the community are dependent on support from the community.

12 (C) The term does not include:

13 (i) A "Foster Home" where there are four (4) or less persons unrelated by blood,  
14 adoption, or marriage to their foster parents;

15 (ii) A "Foster Home" where there are not more than six (6) foster children who  
16 are unrelated to their foster parents, but are related by blood or marriage to each other;

17 (iii) A "Hospital" or "Nursing or Care Home";

18 (iv) A "Congregate Living Facility"; or

19 (v) An "Adult Day Care Center."

20 (D) A "Group Residential Facility" for the "mentally handicapped" for up to  
21 eight (8) residents shall be considered a "One-family Detached Dwelling."

22 (E) When a "Group Residential Facility" is limited to serving a "mentally  
23 handicapped" population, this term shall include any individual with a primary disability as a  
24 result of mental retardation, mental illness, or mental disorder which impairs the person's  
25 cognitive ability to live independently (excluding addictive disorders resulting from substance  
26 abuse).

27 (F) This term includes facilities for survivors of domestic violence. The term  
28 “survivor of domestic violence” includes a female or male recent survivor of domestic violence  
29 and her/his dependent child(ren).

30 \* \* \* \* \*

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**PART 5. RESIDENTIAL ZONES.**

**DIVISION 3. USES PERMITTED. (RESIDENTIAL ZONES)**

**Sec. 27-441. Uses permitted.**

**(b) TABLE OF USES.**

| USE   | ZONE  |     |     |     |     |      |      |      |      |
|---|-------|-----|-----|-----|-----|------|------|------|------|
|   | R-O-S | O-S | R-A | R-E | R-R | R-80 | R-55 | R-35 | R-20 |
| (6) Residential/Lodging:  |       |     |     |     |     |      |      |      |      |
| * * * * *   | *     | *   | *   | *   | *   | *    | *    | *    | *    |
| Group residential facility for more than 8 mentally handicapped dependent persons <u>or survivors of domestic violence</u> , or for 5 or more other dependent persons | SE    | SE  | SE  | SE  | SE  | SE   | SE   | SE   | SE   |
| Group residential facility for not more than 8 mentally handicapped dependent persons <u>or survivors of domestic violence</u>  | P     | P   | P   | P   | P   | P    | P    | P    | P    |
| * * * * *   | *     | *   | *   | *   | *   | *    | *    | *    | *    |
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|   |       |     |     |     |     |      |      |      |      |

| USE   | ZONE |      |       |      |       |       |      |     |
|---|------|------|-------|------|-------|-------|------|-----|
|   | R-T  | R-30 | R-30C | R-18 | R-18C | R-10A | R-10 | R-H |
| (6) Residential/Lodging:  |      |      |       |      |       |       |      |     |
| * * * * *   | *    | *    | *     | *    | *     | *     | *    | *   |
| Group residential facility for more than 8 mentally handicapped dependent persons <u>or survivors of domestic violence</u> , or for 5 or more other dependent persons | X    | X    | X     | SE   | X     | X     | X    | X   |
| Group residential facility for not more than 8 mentally handicapped dependent persons <u>or survivors of domestic violence</u>  | P    | P    | P     | P    | P     | X     | P    | P   |
| * * * * *   | *    | *    | *     | *    | *     | *     | *    | *   |
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**PART 8. COMPREHENSIVE DESIGN ZONES.**

**DIVISION 3. USES PERMITTED.**

Sec. 27-515. Uses permitted.

**(b) TABLE OF USES.**

| USE  | ZONE  |       |       |     |     |     |     |     |     |
|--|-------|-------|-------|-----|-----|-----|-----|-----|-----|
|  | M-A-C | L-A-C | E-I-A | R-U | R-M | R-S | R-L | V-L | V-M |
| <b>(7) RESIDENTIAL/LODGING:</b>  |       |       |       |     |     |     |     |     |     |
| * * * * *  | *     | *     | *     | *   | *   | *   | *   | *   | *   |
| Group residential facility for up to 8 mentally handicapped dependent persons <u>or survivors of domestic violence</u> | P     | P     | X     | P   | P   | P   | P   | P   | P   |
| * * * * *  | *     | *     | *     | *   | *   | *   | *   | *   | *   |
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1 SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect forty-five (45)  
2 calendar days after its adoption.

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2012.

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: \_\_\_\_\_  
Andrea C. Harrison  
Chair

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.