

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

1997 Legislative Session

Bill No. _____ CB-77-1997

Chapter No. _____ 40

Proposed and Presented by _____ Chairman (by request - M-NCPPC)

Introduced by _____ Council Members Del Giudice and Wilson

Co-Sponsors

Date of Introduction _____ July 8, 1997

ZONING BILL

AN ORDINANCE concerning

Detailed Site Plans

For the purpose of allowing the approving authority for a Detailed Site Plan to establish the appropriate order of approval.

BY repealing and reenacting with amendments:

Section/s 27-269,

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 Section 27-269 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Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code, be and the same is hereby repealed and reenacted with the following amendments:

SUBTITLE 27. ZONING.

PART 3. ADMINISTRATION.

DIVISION 9. SITE PLANS.

Subdivision 1. Conceptual Site Plans and Detailed Site Plans, in General.

Sec. 27-269. Applicability.

(a) The provisions of this Division shall apply to:

- (1) All Conceptual Site Plans and Detailed Site Plans required by this Subtitle;
- (2) All site plan requirements which specifically reference this Division;
- (3) All site plans required as a condition of approval of any Zoning Map

Amendment application, Special Exception application, subdivision plat, or other zoning case.

The reasons for requiring the review of the site plan shall be considered as criteria for approval of the site plan. The conditional approval shall state as clearly as possible the reasons for requiring the site plan and the specific parts of the proposed development to be reviewed, which may include any of the design guidelines contained in Sections 27-274 and 27-283. The order of approvals for these types of Detailed Site Plans may be established by the authority requiring the site plan at the time the site plan requirement is imposed.

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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 29th day of July, 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.