



Chair Krystal Oriadha

Council Member District 7

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*"Prototype For What Is Possible"*

January 27, 2026

The Honorable Ron Watson, Chair  
Prince George's County Senate Delegation  
James Senate Office Building, Room 121  
11 Bladen Street Annapolis, MD 21401-1991

The Honorable Nicole Williams, Chair  
Prince George's County House Delegation  
Lowe House Office Building, Room 207  
6 Bladen St. Annapolis, MD 21401

Dear Senate and House Delegation Chairs:

On behalf of the Prince George's County Council, we strongly oppose any proposal to delegate zoning authority to individual municipalities. Such a shift would introduce significant obstacles into the zoning and development process and would undermine the Governor's goal of increasing Maryland's overall housing supply.

Retaining zoning authority at the county level ensures consistency and predictability across jurisdictions. This uniformity helps prevent legal conflicts that delay projects and increase the financial and administrative burdens typically borne by developers and Prince George's County taxpayers. Fragmenting this authority among municipalities would create a complex and inconsistent regulatory landscape, discouraging investment and slowing development.

Counties are best positioned to manage zoning because our priorities and long-term planning objectives are closely aligned with those of the state. Maintaining centralized authority allows for coherent policy development, streamlined review processes, and more efficient evaluation of major economic development opportunities. Shifting zoning responsibilities to municipalities would add unnecessary administrative strain and further complicate an already intricate process.

Municipal-level zoning authority also risks producing uneven standards across the County, making it more difficult for developers to navigate requirements and potentially leading to misallocation of resources. Regulations adopted in isolation may inadvertently divert investment away from areas where it is most needed or most effective.

In closing, we firmly believe that the interests of Prince George's County residents, and the broader interests of the State of Maryland, are best served by keeping zoning authority exclusively at the county level.

Sincerely,

Krystal Oriadha  
Council Chair

CC: Hon. Bill Ferguson, Senate President  
Hon. Malcolm Augustine, President Pro Tem  
Hon. Joseline Pena-Melnyk, Speaker of the House  
Hon. Ashanti Martiniez, Majority Whip  
Hon. Prince George's Senate Delegation  
Hon. Prince George's House Delegation  
Hon. Aisha Braveboy, County Executive  
David Murray, Council Administrator