



Office of the Chairman
Prince George's County Planning Board

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October 20, 2022

The Honorable Calvin S. Hawkins, II
Chair
Prince George's County Council
Wayne K. Curry Administration Building
1301 McCormick Drive
Largo, MD 20772

Re: CB-92-2022 (DR-2)

Dear Chairman Hawkins:

Thank you for providing the Planning Board an opportunity to review and comment on proposed District Council legislation. During the October 20, 2022, Planning Board meeting, the following position was adopted in accordance with the Planning Department staff's recommendation on the proposed legislation. **A Planning Board Analysis of the bill is attached for your consideration and a brief excerpt from the report is provided below:**

CB-92-2022 (DR-2) A bill to revise the application review procedures for zoning applications decided by the District Council.

Planning Board Recommendation: Support sending comments to the District Council with Amendments.

(See Attachment 1 for full analysis)

Upon review of the PHED Committee Report on CB-92-2022, the Planning Board believes the Committee intended to expand the coverage of the bill so that it also eliminates election to review for applications using the transitional provisions of the current ordinance to proceed under the rules of the prior ordinance. Unfortunately, the language added by CB-92-2022 (DR-2) has a much broader and unintended effect. The language will render applications of any type, including those that were never subject to District Council review under the prior Zoning Ordinance (such as use and occupancy, building, and grading permits), subject to District Council final decision. Thousands of applications fall into this category, so Council review would not be practical, and it seems clear this was not the Committee's intent.

The Planning Board recommends the District Council prepare an amendment sheet or other appropriate means to amend CB-92-2022 (DR-2) to remove proposed Subsection 27-3301(b)(1)(I) from CB-92-2022 (DR-2) and to incorporate the Planning Board's draft language which clarifies the Council's intent regarding the prior Zoning Ordinance election to review procedures.

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As always, Planning Department staff members are available to work with the Council and your legislative staff on any pertinent legislative matters. Please let us know if we may be of further assistance.

Should you have questions, please do not hesitate to contact the Office of the Planning Director at 301-952-3595. Thank you, again, for your consideration.

Sincerely,



Peter A. Shapiro
Chairman

Attachments