

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL
2021 Legislative Session**

Bill No. CB-085-2021

Chapter No. 50

Proposed and Presented by Council Member Harrison

Introduced by Council Members Harrison, Hawkins, Turner, and Davis

Co-Sponsors _____

Date of Introduction October 12, 2021

ZONING BILL

1 AN ORDINANCE concerning

2 M-X-T Zone

3 For the purpose of permitting the use of flex space in the M-X-T (Mixed Use – Transportation
4 Oriented) Zone under certain circumstances.

5 BY repealing and reenacting with amendments:

6 Section 27-547(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 (2020 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 Section 27-547(b) of the Zoning Ordinance of
15 Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code,
16 be and the same is hereby repealed and reenacted with the following amendments:

17 **SUBTITLE 27. ZONING.**

18 **PART 10. MIXED USE ZONES.**

19 **DIVISION 3. USES PERMITTED.**

20 * * * * *

Sec. 27-547. Uses permitted.

1

(b) TABLE OF USES.

USE	ZONE	
	M-X-T	M-X-C
* * * * *	*	*
Flex Space	P 13, 22	X
* * * * *	*	*

13 Provided the property was rezoned from the E-I-A Zone to the M-X-T Zone through a Sectional Map Amendment approved between January 1, 2006 and July 1, 2012.

22 Notwithstanding any other provision of this Part, flex space is a permitted use, provided:

(A) The property was rezoned from the I-1 Zone to the M-X-T Zone through a Sectional Map Amendment approved after January 1, 2007; and

(B) All or part of the property has frontage on a roadway with a functional classification as a freeway pursuant to the 2009 Approved Countywide Master Plan of Transportation or any successor plans.

1

1 SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect on the date of
2 its adoption.

Adopted this 16th day of November, 2021.

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: _____
Calvin S. Hawkins, II
Chairman

ATTEST:

Donna J. Brown
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.