

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

Bill No. CB-32-2021

Chapter No. _____

Proposed and Presented by Council Member Glaros

Introduced by _____

Co-Sponsors _____

Date of Introduction _____

ZONING BILL

1 AN ORDINANCE concerning

2 Certification of Non-Conforming Uses

3 For the purpose of amending the notice requirements for Certification of Non-Conforming Uses
4 to include adjacent municipalities, registered civic associations and homeowners' associations.

5 BY repealing and reenacting with amendments:

6 Section 27-244,

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 (2019 Edition; 2020 Supplement).

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 27-244 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16 be and the same is hereby repealed and reenacted with the following amendments: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 3. ADMINISTRATION.**

19 **DIVISION 6. NON-CONFORMING BUILDINGS, STRUCTURES, AND USES.**

20 **SUBDIVISION 1. GENERAL REQUIREMENTS AND PROCEDURES.**

1 **Sec. 27-244. Certification.**

2 * * * * *

3 (c) Notice

4 (1) Notice of the proposed application shall be provided by the applicant in
5 accordance with Section 27-125.01 of this Subtitle. The applicant shall send an informational
6 mailing to every municipality that includes and are adjacent to the applicant’s property; to all
7 homeowner’s associations (HOA) and civic associations registered with the Commission for the
8 area which includes and are adjacent to the property.

9 (2) The following notice provisions shall not apply to uses that, with the exception of
10 parking in accordance with Section 27-549, occur solely within an enclosed building.

11 (3) The Planning Board shall post the property with a durable sign(s) within ten (10)
12 days of acceptance of the application and accompanying documentation. The signs(s) shall
13 provide notice of the application; the nature of the nonconforming use for which the permit is
14 sought; a date, at least twenty (20) days after posting, by which written comments and/or
15 supporting documentary evidence relating to the commencing date and continuity of such use,
16 and/or a request for public hearing from a party of interest will be received; and instructions for
17 obtaining additional information. Requirements regarding posting fees, the number, and the
18 location of signs shall conform to the requirements set forth in Subsection (f), below.

19 * * * * *

20 SECTION #. BE IT FURTHER ENACTED that this Ordinance shall take effect forty-five
21 (45) calendar days after its adoption.

Adopted this ____ day of _____, 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
Chair

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.

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