

**PRINCE GEORGE'S COUNTY COUNCIL  
AGENDA ITEM SUMMARY**

**Meeting Date:** 7/30/96

**Reference No.:** CB-51-1996

**Proposer:** Estep

**Draft No.:** 1

**Sponsors:** Estep

**Item Title:** Subdivision Bill concerning preliminary plats for the purpose of exempting a conveyance from a church of a parsonage from the requirement for approval of preliminary plat of subdivision

**Drafter:** Mary Lane  
PZ&ED Committee Director

**Resource Personnel:** Peter Lupo  
Legislative Aide

**LEGISLATIVE HISTORY:**

**Date Presented:** \_\_/\_\_/\_\_

**Executive Action:** 8/14/96 S

**Committee Referral:**(1) 6/11/96 PZED

**Effective Date:** 9/16/96

**Committee Action:**(1) 7/1/96 FAV

**Date Introduced:** 6/11/96

**Pub. Hearing Date:** (1) 7/30/96 1:30 P.M.

**Council Action:** (1) 7/30/96 Enacted

**Council Votes:** SD:A, DB:A, JE:A, IG:A, AMc:A, WM:A, RVR:-, AS:A, MW:A

**Pass/Fail:** P

**Remarks:** \_\_\_\_\_

**PLANNING, ZONING & ECONOMIC DEV. COM. REPORT**

DATE: 7/1/96

Committee Vote: Favorable, 5-0 (In favor: Council Members Wilson, Estep, MacKinnon, Maloney and Russell).

There are currently 12 twelve exemptions from the requirement for preliminary plat of subdivision. This legislation adds to this list, by exempting the conveyance from a church of an existing parsonage for use as a single-family dwelling, provided both uses comply with the minimum lot area requirements in the Zoning Ordinance.

The Planning Board recommends that the bill be held for further study. They note that the bill should be amended to require that the parsonage meet all requirements of the Zoning Ordinance, not simply the lot area requirement. Also, any "redevelopment" of the church, which is an addition or new development over 5,000 sf, should have to go through subdivision, and therefore through the Adequate Public Facilities test. The Office of Law finds the bill to be in proper legislative form. Mary Wineland, representing Fort Washington Methodist Church, spoke in support of the legislation. The legislation was reported out of Committee without amendments.

**BACKGROUND INFORMATION/FISCAL IMPACT**

**(Includes reason for proposal, as well as any unique statutory requirements)**

There are currently twelve exemptions from the requirement of preliminary plat of subdivision. This legislation adds the conveyance of a parsonage to the list of exemptions.

**CODE INDEX TOPICS:**