

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND**

**1998 Legislative Session**

Resolution No. \_\_\_\_\_ CR-62-1998

Proposed by \_\_\_\_\_ Council Members Russell, Bailey, Del Giudice, Estepp, Gourdine,  
\_\_\_\_\_ Hendershot, Maloney, Scott and Wilson

Introduced by \_\_\_\_\_ Council Members Russell, Bailey, Del Giudice, Estepp, Gourdine,  
\_\_\_\_\_ Hendershot, Maloney, Scott and Wilson

Co-Sponsors

Date of Introduction \_\_\_\_\_ July 28, 1998

**RESOLUTION**

A RESOLUTION concerning

Biennial Growth Management Policy Plan and Commission 2000

For the purpose of establishing a broad-based public panel representing all segments of the County to work with the Prince George's County Council, County Executive, Planning Board and Planning Department of the M-NCPPC to (1) prepare a Biennial Growth Management Plan and the legislation needed to implement the plan, (2) prepare a proposed amendment to the General Plan for Prince George's County and legislation needed to efficiently approve and implement the plan and (3) review the study of the Prince George's County Zoning Ordinance and recommend legislation as necessary to revise the code.

WHEREAS, the Prince George's County Council recognizes that the County has limited financial resources and that the costs of providing infrastructure and services to new development while maintaining and/or improving services for existing development could strain the County's fiscal well-being; and

WHEREAS, the Prince George's County Council therefore recognizes a need to direct growth to areas where it can best be accommodated; encourage revitalization and, where needed, redevelopment within older communities; and promote quality economic development that creates employment opportunities and increases the assessable base; and

WHEREAS, the Council supports and desires to implement the State's "Smart Growth" program, which encourages development in areas with existing infrastructure and focuses the

use of certain State government funds to preserve existing neighborhoods and to provide for orderly growth while preserving rural areas and protecting environmentally sensitive lands; and

WHEREAS, the Council recognizes that the County's development review process is fragmented, complicated and cumbersome and that the Zoning Ordinance should work in concert with the County's land development policies, including growth management; and

WHEREAS, in 1996, the Council initiated the development of a Countywide Growth Policy and Strategic Economic Development Plan; and

WHEREAS, the Prince George's County Council has adopted the following growth policy mission statement:

The Prince George's County growth policy is realistic, fiscally responsible and is based on clear, legal standards. Through a fair and consistent process, it protects and advances the health and safety of the citizens of the County, the integrity of their neighborhoods and the quality of their environment. This is accomplished while fostering desired economic development in the context of the overall growth of the region. The policy provides balanced communities, enhances the quality of life and creates an image of the County that is a source of community pride.

and;

WHEREAS, in conformance with Council Resolution 18-1997, an Interagency Work Group met in June and July of 1997 and prepared a growth management program concept and forwarded that concept to the Task Force on Growth and Economic Development Policies for Prince George's County, and during September 1997 the Task Force reviewed and commented on the proposals; and

WHEREAS, the Council reviewed the proposal and the Task Force comments and was in general agreement with the proposed concepts put forward by the Interagency Work Group; and

WHEREAS, the Council, in CR-63-1997, directed the Prince George's County Planning Department of M-NCPPC to prepare more detailed proposals for establishing growth policy

areas, designating preferred growth/economic development districts, regulating the development “pipeline”, and establishing a Biennial Growth Management Policy Plan; and

WHEREAS, the County Council with the assistance of Planning Department staff prepared a policy paper, *Managing Growth in the 21st Century: A Smart Growth Initiative for Prince George’s County*, which establishes the basis for a growth management policy; describes past planning efforts within the County and in other jurisdictions; and provides detailed proposals for targeting, managing and limiting growth in Prince George’s County; and

WHEREAS, the Council has reviewed preliminary results of a comprehensive study, *Comparative Evaluation of Prince George's County Zoning Ordinance* which reviewed the effectiveness of the County’s Zoning Ordinance and development review process; and

WHEREAS, an economic development strategic plan is currently being prepared under the direction of the County Executive; and

WHEREAS, a planning law consultant, Freilich, Leitner & Carlisle (FLC), was retained to evaluate *Managing Growth in the 21st Century: A Smart Growth Initiative for Prince George's County* and advise the Council on growth management programs used in other jurisdictions and FLC has prepared a report; and

WHEREAS, the Council wishes to move forward to implement growth policies, using as a framework *Managing Growth in the 21st Century: A Smart Growth Initiative for Prince George’s County* and coordinate those efforts with the findings of the Zoning Ordinance study, the proposals of the economic development strategic plan and the report by consultants (FLC); and

WHEREAS, the Council recognizes that the 1982 General Plan is no longer adequate to guide growth and development from a Countywide perspective; and

WHEREAS, the Prince George’s County Council wishes to develop a General Plan amendment and a Biennial Growth Management Plan which accomplish the following goals:

- Encourage quality economic development
- Make efficient use of existing and proposed County infrastructure and investment

- Enhance quality and character of communities and neighborhoods
- Preserve rural, agricultural and scenic areas
- Protect environmentally sensitive lands

and;

WHEREAS, the Council wishes to provide for a broad-based public participation effort in developing the first Biennial Growth Management Policy Plan, a General Plan Amendment and legislation to revise the Zoning Ordinance and development review process.

NOW, THEREFORE, BE IT RESOLVED, that a 53-member task force, to be known as Commission 2000, shall be established; and

BE IT FURTHER RESOLVED that Commission 2000 shall work with the Prince George's County Planning Department of M-NCPPC to prepare the first Biennial Growth Management Policy Plan, which will serve as the basis for a General Plan amendment and the legislation necessary for implementation; and

BE IT FURTHER RESOLVED that Commission 2000 shall consist of the following who shall be residents of Prince George's County:

- Two (2) representatives nominated by each of the Council members;
- Three (3) representatives nominated by the Board of Education;
- Seven (7) members appointed by the County Executive;
- Three (3) representatives nominated by the Prince George's County Planning Board;
- One (1) representative nominated by the Washington Suburban Sanitary Commission;
- Two (2) representatives nominated by the Chamber of Commerce;
- Two (2) representatives nominated by the Suburban Maryland Building Industry Association;
- Two (2) representatives nominated by the Board of Realtors;
- Two (2) representatives nominated by the Farm Bureau;
- One (1) representative nominated by the Prince George's County Historic Preservation Commission;

- One (1) representative nominated by the NAACP;
- Two (2) representatives nominated by the Prince George's County Municipal Association;
- One (1) representative nominated by the Apartment and Office Building Association;
- One (1) representative nominated by the Chesapeake Bay Foundation;
- One (1) representative nominated by the Western Conservancy;
- One (1) representative nominated by the Economic Development Corporation;
- Two (2) representatives nominated by employee unions, with one (1) from the public sector and one (1) from the private sector;
- One (1) representative nominated by the Prince George's County Civic Federation;
- One (1) representative nominated by the Sierra Club; and

BE IT FURTHER RESOLVED that nominations will be submitted to the Chair of the County Council within 30 days of the adoption of this resolution; and

BE IT FURTHER RESOLVED that the Council Chair will consult and coordinate with the County Executive in making the appointments to Commission 2000 by September 1, 1998; and

BE IT FURTHER RESOLVED that the County Council Chair shall appoint the Chairman of Commission 2000 who is also a member; and

BE IT FURTHER RESOLVED that key appointed County officials and learned professionals as appropriate will advise Commission 2000 by providing information, guidance and recommendations on major County policies; and

BE IT FURTHER RESOLVED that Commission 2000 shall undertake an extensive public education and participation program through forums, cable TV programs and other appropriate measures; and

BE IT FURTHER RESOLVED that Commission 2000 shall report to the Council at intervals specified in the attached schedule and description of products; and

BE IT FURTHER RESOLVED that Commission 2000 will review the study of the

Prince George's County Zoning Ordinance and recommend legislation to revise the code and the development review process to facilitate implementation of the Biennial Growth Management Plan and General Plan amendment.

Adopted this 28th day of July, 1998.

COUNTY COUNCIL OF PRINCE  
GEORGE'S COUNTY, MARYLAND

BY:

Ronald V. Russell  
Chairman

ATTEST:

Joyce T. Sweeney  
Clerk of the Council