

Prince George's County Council

Agenda Item Summary

Meeting Date: 4/15/2008
Reference No.: CR-019-2008
Draft No.: 1
Proposer(s): Park & Planning
Sponsor(s): Bland, Dernoga, Dean
Item Title: A Resolution recommending that the Maryland Agricultural Land Preservation Foundation approves the petition of John Whitson Rogers and Joseph Sheppard Rogers to establish an agricultural district, reference Tax Map 85/Grid F1/Parcel 77/Tax Account 03-3023470, Tax Map 85/Grid F1/Parcel 78/Tax Account 07-3023918 and Tax Map 77/Grid E4/Parcel 79/Tax Account 03-3130325

Drafter: Todd M. Turner, Legislative Officer
Resource Personnel: Yates Clagett, Soil Conservation District

LEGISLATIVE HISTORY:

Date Presented:		Executive Action:	4/22/2008 S
Committee Referral:	3/25/2008 - THE	Effective Date:	
Committee Action:	3/27/2008 - FAV		
Date Introduced:	3/25/2008		
Public Hearing:	4/15/2008 - 10:00 AM		
Council Action (1)	4/15/2008 - ADOPTED		
Council Votes:	MB:A, WC:A, SHD:A, TD:A, CE:A, TK:A, EO:A, IT:A		
Pass/Fail:	P		
Remarks:			

AFFECTED CODE SECTIONS:

COMMITTEE REPORTS:

TRANSPORTATION, HOUSING AND ENVIRONMENT COMMITTEE

Date 3/27/2008

Committee Vote, Favorable, 3-0 (In favor: Council Members Dernoga, Olson and Bland)

Staff provided a summary of the resolution and referral comments that were received. CR-19-2008 establishes an agricultural district for approximately 106.8498 acres of land (Tax Map 85/Grid F1/Parcel 77/Tax Account 03-3023470, Tax Map 85/Grid F1/Parcel 78/Tax Account 07-3023918 and Tax Map 77/Grid E4/Parcel 79/Tax Account 03-3130325) owned by John Whitson Rogers and Joseph Sheppard Rogers. The property is located at 17311 Swanson Road in the Upper Marlboro area.

A landowner of active agricultural use may file a petition with the county governing body requesting the establishment of an agricultural district composed of the land owned by the petitioners. The petition must be reviewed by the agricultural preservation advisory board and the county's planning board. The agricultural preservation advisory board determines if the proposed district meets the qualifications established by the Maryland

Agricultural Land Preservation Foundation (MALPF) and whether or not the advisory board recommends establishment of the district. The Planning Board determines if the district is compatible with existing and approved county plans and overall county policy, and whether or not the planning and zoning body recommends establishment of the district.

If a landowner eventually sells an easement to the State, benefits to the landowner includes receiving some of the equity from his land while still retaining full use of the land for agricultural purposes. This also provides an economic means for the landowner to pass the property on to his heirs and ensure that the land remains in agricultural and open space use. The state benefits in that productive agricultural land remains in production and contributes to the economy. The county benefits in that the land remains in open space, preserves sensitive land in forests and wetlands and is compatible with its efforts in land use planning initiatives such as Commission 2000 and the rural tier.

According to the Office of Audits and Investigations adopting CR-19-2008 will not have an adverse fiscal impact on Prince George's County.

The Office of Law finds CR-19-2008 to be in proper legislative form. The Office had a technical comment on a discrepancy between the parcels described in the resolution/application (77, 78 and 79) and those depicted in the attached map (77, 78, 80 and M86-p1). Staff from Soil Conservation District resolved the discrepancy.

BACKGROUND INFORMATION/FISCAL IMPACT:

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

Subtitle 5 of Title 2 (Agriculture) of the Annotated Code of Maryland provides for the establishment of the Maryland Agricultural Land Preservation Foundation and a procedure for the formation of agricultural districts. This program allows one or more landowners to voluntarily form an agricultural district to encourage the preservation of land. If adopted, this resolution provides the County governing body approval of the petition for the district.

CODE INDEX TOPICS:

INCLUSION FILES:
