

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
2022 Legislative Session

Bill No. CB-090-2022

Chapter No. _____

Proposed and Presented by Council Members Franklin, Hawkins, Medlock, Streeter, Taveras

Introduced by _____

Co-Sponsors _____

Date of Introduction _____

BILL

1 AN ACT concerning

2 Green Building Permit Incentives

3 For the purpose of providing permit fee reductions for LEED-Platinum and Zero Energy certified
4 building construction and renovations and the installation of solar panels under certain
5 circumstances.

6 BY repealing and reenacting with amendments:

7 SUBTITLE 4. BUILDING.

8 Section 4-348,

9 The Prince George's County Code

10 (2019 Edition; 2021 Supplement).

11 SECTION 1. BE IT ENACTED by the County Council of Prince George's County,
12 Maryland, that Section 4-348 of the Prince George's County Code be and the same is hereby
13 repealed and reenacted with the following amendments:

14 SUBTITLE 4. BUILDING.

15 DIVISION 5. ADMINISTRATIVE PROVISIONS.

16 **Sec. 4-348. – Exemption from fees.**

17 * * * * *

18 (d) Green building permit incentive:

19 (1) The County shall provide a 50% reduction of building permit fees for

20 (A) Commercial and residential construction and renovations that pursue and achieve
21 the Leadership in Energy and Environmental Design (“LEED”) certification level of platinum

1 (“LEED-Platinum”), in accordance with the most recent version of the U.S. Green Building
 2 Council's LEED green building rating system as adopted by the Maryland Green Building
 3 Council or

4 (B) Commercial and residential construction and renovations that result in a building
 5 being certified as a Zero Energy building by an entity recognized by the Director of the
 6 Department of Permitting Inspections and Enforcement (“Director”), after consultation with the
 7 Department of the Environment. In this Section, a **Zero Energy building** means a building that
 8 utilizes energy efficiency and/or renewable energy generation to consume only as much energy
 9 as can be produced onsite through renewable resources over a specified time period.

10 (2) Enforcement: To protect the public from providing permit fee reductions for the
 11 benefit of a building project that may ultimately fail to satisfy the standards set forth in this
 12 Subsection, the Director shall require proof of certification of a project at LEED-Platinum or
 13 Zero Energy. Should the project not meet the LEED or Zero Energy certification requirements of
 14 this Subsection within eighteen full months after issuance of the Certificate of Occupancy, the
 15 County shall require a refund of the permit fee reduction from the permitted project.

16 SECTION 2. BE IT FURTHER ENACTED that the permit fees for the installation of solar
 17 panels are hereby reduced by 50% if installed by a County-based small business, County-based
 18 minority business enterprise, or Locally-owned and Operated Business (a County-based business
 19 that is also a County-resident owned business), as defined under Subtitle 10A of the Code.

20 SECTION 3. BE IT FURTHER ENACTED that the Director of the Department of
 21 Permitting Inspections and Enforcement is authorized to adopt regulations to enforce this Act.

22 SECTION 4. BE IT FURTHER ENACTED that the provisions of this Act are hereby
 23 declared to be severable; and, in the event that any section, subsection, paragraph, subparagraph,
 24 sentence, clause, phrase, or word of this Act is declared invalid or unconstitutional by a court of
 25 competent jurisdiction, such invalidity or unconstitutionality shall not affect the remaining
 26 words, phrases, clauses, sentences, subparagraphs, paragraphs, subsections, or sections of this
 27 Act, since the same would have been enacted without the incorporation in this Act of any such
 28 invalid or unconstitutional word, phrase, clause, sentence, paragraph, subparagraph, subsection,
 29 or section.

30 SECTION 5. BE IT FURTHER ENACTED that this Act shall take effect on forty-five (45)
 31 calendar days after it becomes law.

Adopted this ____ day of _____, 2022.

COUNTY COUNCIL OF PRINCE
GEORGE'S COUNTY, MARYLAND

BY: _____
Calvin S. Hawkins II
Chair

ATTEST:

Donna Brown
Clerk of the Council

APPROVED:

DATE: _____ BY: _____
Angela D. Alsobrooks
County Executive

KEY:
Underscoring indicates language added to existing law.
[Brackets] indicate language deleted from existing law.
Asterisks *** indicate intervening existing Code provisions that remain unchanged.