

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
2021 Legislative Session

Bill No. CB-078-2021

Chapter No. _____

Proposed and Presented by Council Member Hawkins

Introduced by _____

Date of Introduction _____

ZONING BILL

1 AN ORDINANCE concerning

2 Solar-Powered Renewable Energy Facility and

3 Warehouse and Distribution Uses in the R-R Zone

4 For the purpose of defining Solar-Powered Renewable Energy Facility in the Zoning Ordinance;

5 and amending the Table of Uses in the Zoning Ordinance to permit Solar-Powered Renewable

6 Energy Facility and Warehouse and Distribution Uses in the R-R (Rural Residential) Zone of

7 Prince George's County, when the Warehouse and Distribution use is partially powered by

8 Renewable Energy under certain circumstances.

9 BY repealing and reenacting with amendments:

10 Sections 27-107.01 and 27-441,

11 The Zoning Ordinance of Prince George's County, Maryland,

12 being also

13 **SUBTITLE 27. ZONING.**

14 The Prince George's County Code

15 (2020 Edition).

16 SECTION 1. BE IT ENACTED by the County Council of Prince George's County,
17 Maryland, sitting as the District Council for that part of the Maryland-Washington Regional
18 District in Prince George's County, Maryland, that Sections 27-107.01 and 27-441 of the Zoning
19 Ordinance of Prince George's County, Maryland, being also Subtitle 27 of the Prince George's
20 County Code, be and the same is hereby repealed and reenacted with the following amendments:

21 **SUBTITLE 27. ZONING.**

22 **PART 2. GENERAL.**

DIVISION 1. DEFINITIONS.

Sec. 27-107.01. Definitions

(a) Terms in the Zoning Ordinance are defined as follows:

* * * * *

(216.4) Solar-Powered Renewable Energy Facility: A public or private utility that uses solar photovoltaic technology to convert sunlight directly into electricity to power homes and businesses.

* * * * *

**PART 5. RESIDENTIAL ZONES.
DIVISION 3. USES PERMITTED**

Sec. 27-441. Uses permitted.

(b) TABLE OF USES.

USE	ZONE								
	R-O-S	O-S	R-A	R-E	R-R	R-80	R-55	R-35	R-20
(2) INDUSTRIAL:									
* * * * *	*	*	*	*	*	*	*	*	*
Recycling plant	X	X	P ¹²²	X	X	X	X	X	X
<u>Solar-Powered Renewable Energy Facility</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>P¹³¹</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
<u>Warehouse and Distribution</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>P¹³¹</u>	<u>X</u>	<u>X</u>	<u>X</u>	<u>X</u>
* * * * *	*	*	*	*	*	*	*	*	*

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143 Provided Warehouse and Distribution use is at least partially powered by a Solar-Powered Renewable Energy Facility and both uses conform to the requirements of Section 27-445.20 of the Zoning Ordinance, except as herein modified. The uses shall be part of a development with a minimum seventy-five (75) acres, and the entirety of the property shall be within two (2) miles of an existing interchange.

1 SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect forty-five
2 (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
Chairman

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.