

# **5INTER-OFFICE MEMORANDUM PRINCE GEORGE'S COUNTY, MARYLAND**

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TO: Jackie Brown, Director  
Planning, Housing, and Economic Development

FROM: Maurene Epps McNeil, Chief  
Zoning Hearing Examiner

DATE: September 15, 2020

RE: CB-49-2020

CB-49-2020 will prevent the construction of “dwellings” on property located within a “FEMA floodplain” and within a “Mixed Use Zone” under certain circumstances. Thank you for the opportunity to provide the following comments.

I would first note that I agree with the comments submitted by the Planning Board in July. Subtitle 32 and other provisions of the County Code and State law provide protections when building within floodplains or other regulated areas.

However, if the Council intends to move forward on the bill, I would suggest that the following amendments be considered:

- “FEMA” be deleted on page 2, line 20, unless clarifying language is added since a “FEMA” floodplain is not a defined term.
- The phrase on page 2, lines 21 -22 – “unless supported by determination of a Floodplain Study” be revised to “unless supported by an approved floodplain study” since “determination” is subject to interpretation.