

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND**  
**SITTING AS THE DISTRICT COUNCIL**  
**2025 Legislative Session**

Bill No. CB-40-2025

Chapter No. 32

Proposed and Presented by Council Member Blegay

Introduced by Council Members Blegay, Watson, Oriadha, Hawkins,  
Burroughs and Adams-Stafford

Co-Sponsors \_\_\_\_\_

Date of Introduction July 1, 2025

**ZONING BILL**

1 AN ORDINANCE concerning

2 LCD Zone

3 For the purpose of authorizing the issuance of grading permits in the LCD Zone under certain  
4 circumstances.

5 BY repealing and reenacting with amendments:

6 Sections 27-3610,

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

8 being also

9 **SUBTITLE 27. ZONING.**

10 The Prince George's County Code

11 (2023 Edition; 2024 Supplement).

12 SECTION 1. BE IT ENACTED by the County Council of Prince George's County,  
13 Maryland, sitting as the District Council for that part of the Maryland-Washington Regional  
14 District in Prince George's County, Maryland, that Section 27-3610 of the Zoning Ordinance of  
15 Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code,  
16 be and the same is hereby repealed and reenacted with the following amendments:

17 **SUBTITLE 27. ZONING.**

18 **PART 27-3. ADMINISTRATION.**

19 **SECTION. 27-3600. APPLICATION-SPECIFIC REVIEW PROCEDURES AND**

**DECISION STANDARDS.**

**Sec. 27-3610. Grading Permit.**

\* \* \* \* \*

**(g) Grading Permit**

Notwithstanding any other provision of this Subtitle, a grading permit to support the development of property in the LCD Zone may be issued by the Department of Permitting, Inspections, and Enforcement so long as it is in conformance with an approved CDP, or an approved Type 1 Tree Conservation Plan. The grading permit shall be limited to activities related to the installation of utilities, streets, stormwater management facilities, and lot grading based on the approved limits of disturbance as shown on the approved CDP or the approved Type 1 Tree Conservation Plan. An SDP and a Final Plat are not required for issuance of a grading permit if the permit is limited to activities related to the installation of utilities, streets, stormwater management facilities, and lot grading based on the approved limits of disturbance as shown on the approved CDP or the approved Type 1 Tree Conservation Plan.

SECTION 2. BE IT FURTHER ENACTED that this Ordinance shall take effect forty-five (45) calendar days after its adoption.

Adopted this 9<sup>th</sup> day of September, 2025.

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: \_\_\_\_\_  
Edward P. Burroughs III  
Chair

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.

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