

PRINCE GEORGE'S COUNTY COUNCIL

COMMITTEE REPORT

2018 Legislative Session

Reference No.: CB-087-2018

Draft No.: 1

Committee: PLANNING, ZONING, AND ECONOMIC DEVELOPMENT

Date: 09/19/2018

Action: FAV

REPORT:

Committee Vote: Favorable, 5-0 (In favor: Council Members Harrison, Franklin, Glaros, Patterson, and Toles)

The Committee Director summarized the purpose of the legislation and informed the committee that no written referral comments were received on the bill; however, agency representatives were present to provide verbal comments. This legislation amends the M-X-T (Mixed Use Transportation) Zone regulations to provide alternate standards for townhouse units. Council Member Franklin, the bill's sponsor, informed the committee that this legislation is intended to modernize the outdated standards for townhouses for the remaining time that this zone is in place. Mr. Franklin noted that the standards are consistent with those in the proposed TAC (Transit Activity Center) Zone in the Zoning Ordinance Rewrite (CB-13-2018).

Rana Hightower, Planning Department staff, informed the Committee of the staff's recommendation to the Planning Board of no position. The Zoning Hearing Examiner and Office of Law had no comment on the legislation. The County Executive's representative indicated that the Executive did not take a position on the legislation.

Matthew Tedesco and Dan Lynch, of McNamee Hosea, testified in support of the legislation.

Committee Chair Harrison expressed her concern with the proliferation of townhouse development in the County and the need to maintain the character of the County as urban, suburban and rural.

The Committee voted favorable on the legislation as drafted.