

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL
2016 Legislative Session**

Bill No. CB-29-2016

Chapter No. 23

Proposed and Presented by Council Member Patterson

Introduced by Council Members Patterson and Harrison

Co-Sponsors _____

Date of Introduction June 14, 2016

ZONING BILL

1 AN ORDINANCE concerning

2 Commercial Zones – Vehicle, Mobile Home, or Camping Trailer Sales Lot

3 For the purpose of permitting vehicle, mobile home, or camping trailer sales lots in the
4 Commercial Shopping Center (C-S-C) Zone under certain circumstances.

5 BY repealing and reenacting with amendments:

6 Section 27-461(b),

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 (2015 Edition).

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 27-461(b) 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16 be and the same is hereby repealed and reenacted with the following amendments: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 6. COMMERCIAL ZONES.**

19 **DIVISION 3. USES PERMITTED.**

Sec. 27-461. Uses permitted.

(b) TABLE OF USES I.

USE	ZONE					
	C-O	C-A	C-S-C	C-W	C-M	C-R-C
(1) COMMERCIAL:						
* * * * *	*	*	*	*	*	
(B) Vehicle, Mobile Home, Camping Trailer, and Boat Sales and Service:						
* * * * *	*	*	*	*	*	
Vehicle, mobile home, or camping trailer sales lot, which may include dealer servicing and outdoor storage of vehicles awaiting sale; but shall exclude the storage or sale of wrecked or inoperable vehicles, except as accessory to the dealership for vehicles which the dealership will repair ³⁷	P ⁴²	X	SE ⁶⁰	X	P	X
* * * * *	*	*	*	*	*	

* * * * *

60 A special exception shall not be required and shall be a permitted use for:

(A) E[e]xisting shopping centers in the C-S-C Zone. The C-S-C parcels in the shopping center shall:

- (1) Have an approved Preliminary Plan of Subdivision for property which is located inside the Capital Beltway (I-495) and within 1/2 mile of an existing interchange with the Capital Beltway (I-495); and
- (2) Is or was the subject of a P[p]reliminary Plan of Subdivision or Detailed Site Plan for an integrated shopping center developed pursuant to CB-65-2003.

(B) A parcel of four (4) acres or less in size that is adjacent to two (2) existing vehicle, mobile home, or camping trailer sales lots or a car wash or vehicle repair use operated in conjunction with a vehicle, mobile home, or camping trailer sales lot. Development regulations contained in an approved sector plan and sectional map amendment Development District Overlay Zone shall not be applicable. Development shall be subject to the Landscape Manual, parking and loading requirements of Part 11, and regulations for building setbacks in accordance with Part 6, Division 4 (Regulations).

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

Adopted this 19th day of July , 2016.

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: _____
Derrick Leon Davis
Chairman

ATTEST:

Redis C. Floyd
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.