

# Prince George's County Council

*Wayne K. Curry Administration Building  
1301 McCormick Dr  
Largo, MD 20774*



## Meeting Agenda - Final

(In-Person)

**Tuesday, January 31, 2023**

**10:00 AM**

**Council Hearing Room**

### County Council

*Thomas E. Dernoga, Chair, District 1*

*Wala Blegay, Vice Chair, District 6*

*Edward P. Burroughs, III, District 8*

*Wanika Fisher, District 2*

*Mel Franklin, At-Large*

*Sydney J. Harrison, District 9*

*Calvin S. Hawkins, II, At-Large*

*Jolene Ivey, District 5*

*Eric C. Olson, District 3*

*Krystal Oriadha, District 7*

*Ingrid S. Watson, District 4*

*Jennifer A. Jenkins, Council Administrator*

**RULES OF COURTESY (Virtual)**

You are now participating in the process of representative government. We welcome your interest and hope you will attend Prince George's County Council meetings often. Good government depends on the interest and involvement of you and your fellow citizens.

**VIRTUAL COUNCIL MEETINGS**

Given the current state of the novel coronavirus (COVID-19) pandemic, and under the Governor's "Proclamation and Declaration of State of Emergency and Existence of Catastrophic Health Emergency – COVID-19" and the Prince George's County State of Emergency Declaration, the County Council is operating under emergency procedures.

**REGULAR COUNCIL MEETINGS**

The Prince George's County Council meets at 10:00 a.m. each Tuesday in the Council Hearing Room in the Wayne K. Curry Administration Building, Largo, Maryland. Legislative sessions are held on the first and third Tuesday of each month and business meetings are scheduled on the alternate weeks. All County Council Sessions are public meetings, however, a part of the meeting may be conducted in closed session.

In addition to its normal function as the County Council, the Council will frequently sit as the District Council for zoning matters or as the Board of Health. The capacity in which the Council acts on agenda items will be recorded in the minutes for each meeting.

**PUBLIC PARTICIPATION IN COUNCIL MEETINGS**

The Prince George's County Council will meet virtually until further notice. To encourage civic engagement, the Council has established an eComment portal to serve as an alternative method of public participation in the Council's virtual meetings. The portal allows citizens to register to speak on agenda items that are scheduled for public hearing and/or submit a comment or letter into the official public record, in lieu of verbal testimony.

Please note, that written testimony or comments will be accepted in electronic format, rather than by U.S. mail. For those unable to use the portal, comments/written correspondence may be emailed to: [clerkofthecouncil@co.pg.md.us](mailto:clerkofthecouncil@co.pg.md.us) or faxed to (301) 952-5178. All testimony and comments received by the deadline will become part of the public record of the meeting and, when feasible, shared and noted at the meeting.

Registration and comment submissions should be received by 3:00 p.m. on the day BEFORE the meeting. Testimony and comments will not be accepted via social media or by telephone/voice mail message.

In accordance with ADA requirements, accommodations for hearing impaired, disabled persons, and visually impaired persons can be provided upon reasonable notice to the Clerk of the Council. Sign language and interpreters for non-english speakers are available with reasonable advance notice by emailing [clerkofthecouncil@co.pg.md.us](mailto:clerkofthecouncil@co.pg.md.us) or calling 301-952-3600.

VIEW USING THE LINK PROVIDED AT: <https://pgccouncil.us/LIVE>

PLEASE SILENCE ALL CELLULAR PHONES DURING COUNCIL SESSIONS

**VIEW USING THE LINK PROVIDED AT: <https://pgccouncil.us/LIVE>**

**9:00 A.M. - GENERAL ASSEMBLY COMMITTEE - (COUNCIL HEARING ROOM)**

*(SEE SEPARATE AGENDA)*

**10:00 A.M. - CALL TO ORDER - (COUNCIL HEARING ROOM)**

**INVOCATION:**

Reverend Raymond M. Raysor, County Employee

**PLEDGE OF ALLEGIANCE**

**REQUESTS BY THE GENERAL PUBLIC TO ADDRESS THE COUNCIL**

**DESIGNATION OF JANUARY 31, 2023 AS LEGISLATIVE DAY NO. 5**

**1. CONSENT AGENDA**

*All items listed under the consent agenda have been distributed to each member of the Council for review, are considered to be routine and will be acted upon by motion in the form listed. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the consent agenda and considered separately.*

**(a) Approval of County Council Minutes**

[MIN 01242023](#) County Council Minutes dated January 24, 2023

Draft: 1

**CONSENT AGENDA (Continued)****(b) First Reading of Bills (Presentation)****CB-020-2023**

Draft: 1

**AN ACT CONCERNING THE ISSUANCE AND SALE OF GENERAL OBLIGATION BONDS AND GENERAL OBLIGATION STORMWATER MANAGEMENT BONDS** for the purpose of authorizing and empowering Prince George's County, Maryland to issue and sell an amount not to exceed five hundred sixty-four million one hundred thirty-eight thousand dollars (\$564,138,000) in aggregate principal amount of general obligation bonds and Seventy-eight million eight hundred and five thousand dollars (\$78,805,000) in aggregate principal amount of general obligation stormwater management bonds for the purpose of providing funds for financing in whole or in part costs of the planning, acquisition, construction, reconstruction, establishment, extension, enlargement, demolition, or improvement of certain capital projects and stormwater projects, respectively, set forth in the capital budget of the County for the fiscal year ending June 30, 2023; describing the projects or usable parts to be financed in whole or in part from the proceeds of the bonds hereby authorized and the estimated costs thereof and the probable useful lives thereof; prescribing or providing for the procedures for the issuance and sale of such bonds at private (negotiated) sale or public sale; declaring the County's official intent to reimburse itself for certain expenditures paid before the issuance of the bonds authorized hereby in accordance with applicable Income Tax Regulations; authorizing the consolidation of such bonds with other bonds for purposes of such sale; showing compliance with the power of the County to incur indebtedness; directing the application of the proceeds of such bonds and the proceeds of bonds previously issued by an act of the County; pledging the full faith and credit and taxing power of the County to the payment of such bonds and providing for the levy and collection of taxes necessary for the payment of the principal of and interest on such bonds when due; authorizing the pledge of Clean Water Act Fees to the payment of the principal of and interest on such general obligation stormwater management bonds related to clean water projects when due; authorizing and empowering the County to issue and sell an amount not to exceed Six hundred forty-two million nine hundred forty-three thousand dollars (\$642,943,000) in aggregate principal amount of bond anticipation notes and covenanting to issue bonds in anticipation of which such notes are issued; pledging the full faith and credit and taxing power of the County to the payment of such bond anticipation notes and providing for the levy and collection of taxes necessary for the payment of the principal of and interest on such bond anticipation notes when due and authorizing the pledge of Clean Water Act Fees to the payment of the principal of and interest on such bond anticipation notes related to clean water projects when due; directing the application of the proceeds of such bond anticipation notes; directing the application of the proceeds of such bonds; providing for the issuance of such bond anticipation notes in the form of

commercial paper or revolving loan notes; providing for the issuance of such bond anticipation notes and the bonds in the form of variable rate demand obligations; authorizing certain determinations to be made in connection with the sale of any such bond anticipation notes; authorizing the consolidation of such bond anticipation notes with other notes for purposes of such sale; authorizing and empowering the County to issue, sell and deliver general obligation refunding bonds and general obligation stormwater management refunding bonds for the purpose of refunding all or a part of the bonds authorized hereby or in prior Acts of the County in an aggregate principal amount not to exceed 150% of the outstanding principal amount of the bonds to be refunded thereby, the proceeds of such refunding bonds to be used for the public purpose of providing funds sufficient to pay principal of, redemption premium, if any, and interest on such refunded bonds at the respective maturity, redemption, and interest payment dates of such refunded bonds and related issuance costs; prescribing or providing for the procedure for the issuance and sale of such refunding bonds; empowering the County Executive to determine the time and method for the sale of such refunding bonds and other details with respect to the sale of such refunding bonds; pledging the full faith and credit of the County to the payment of the principal of, redemption premium, if any, and the interest on such refunding bonds when due; and providing for the levy and collection of taxes necessary for the payment of the principal of, redemption premium, if any and interest on such refunding bonds when due, showing compliance with the limitations on the power of the County to incur indebtedness; authorizing the pledge of Clean Water Act Fees to the payment of the principal of and interest on such refunding bonds related to clean water projects when due; covenanting or providing for the making of certain covenants on matters relating to the tax-exempt status of interest on such bonds, bond anticipation notes and refunding bonds, as applicable; providing for compliance with Securities and Exchange Commission Rule 15c2-12; providing for the authorization of and entry into interest rate exchange agreements or contracts in connection with or incidental to any of the obligations authorized by this Act; authorizing the County Executive to delegate to appropriate officials the power to make certain determinations and sign certain documents, certificates or agreements authorized to be made or signed by the County Executive herein; and otherwise generally determining or providing for the determination of certain matters in connection with the issuance, sale and delivery of the general obligation and stormwater management bonds, bond anticipation notes and refunding bonds authorized by this Act.

**Attachment(s):** B2023020  
CB-020-2023 Attachment 1  
CB-020-2023 Attachments 2 and 3  
CB-020-2023 Summary  
CB-020-2023 Transmittal

*To be presented by the Chair (by request - County Executive); referral to*

GOFP

[Consent7-23](#)

MOTION TO ADOPT CONSENT AGENDA

Draft: 1

**2. CONSIDERATION OF ITEMS REMOVED FROM CONSENT AGENDA**

**3. PROPOSED CORRESPONDENCE/ADMINISTRATIVE OFFICER’S REPORT**

[LTR 01312023](#)

Draft: 1

Proposed letter to the Honorable Michael A. Jackson, Chair, Prince George’s County Senate Delegation and the Honorable Nick Charles, Chair, Prince George’s County House Delegation, transmitting the position of the Prince George’s County Council on proposed State legislation (recommended at the 01/31/2023 General Assembly Committee meeting).

**4. SECOND READING OF BILLS – (INTRODUCTION)**

[CB-002-2023](#)

Draft: 2

**AN ORDINANCE CONCERNING**

**ADMINISTRATION-PROCEDURES-LEGISLATIVE AMENDMENTS** for the purpose of amending the procedures for public notice, review, consideration, and approval of legislative amendments to the text of the Zoning Ordinance of Prince George’s County.

**Sponsor(s):** Dernoga, Ivey, Burroughs, Blegay, Oriadha and Olson

**Attachment(s):** [B2023002](#)

[CB-002-2023 Summary](#)

[CB-002-2023 Report](#)

[CB-002-2023 ZHE Memo](#)

[CB-002-2023 Planning Board Votes Letter](#)

[CB-002-2023 Planning Board Anaylsis](#)

*To be introduced by: Council Members Dernoga, Ivey, Burroughs, Blegay, Oriadha and Olson*

**Legislative History:**

12/6/22 County Council removed from Consent Agenda

12/12/22 County Council presented and referred to the Planning, Housing and Economic Development Committee

1/19/23	Planning, Housing and Economic Development Committee	Favorably recommended with amendments to the County Council
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**SECOND READING OF BILLS – (INTRODUCTION) (Continued)**

[CB-003-2023](#)

Draft: 2

**AN ORDINANCE CONCERNING APPLICATION-SPECIFIC REVIEW PROCEDURES AND STANDARDS-DETAILED SITE PLANS AND SPECIAL EXCEPTIONS** for the purpose of amending the decision standards for approval of detailed site plan and special exception applications to include master plan consistency as a required standard for site plan approval.

**Sponsor(s):** Dernoga, Ivey, Burroughs, Blegay, Oriadha and Olson

- Attachment(s):** [B2023003](#)  
[CB-003-2023 Summary](#)  
[CB-003-2023 Report](#)  
[CB-003-2023 ZHE Memo](#)  
[CB-003-2023 Planning Board Votes Letter](#)  
[CB-003-2023 Planning Board Anaylsis](#)

*To be introduced by: Council Members Dernoga, Ivey, Burroughs, Blegay, Oriadha and Olson*

**Legislative History:**

12/6/22	County Council	removed from Consent Agenda
12/12/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
1/19/23	Planning, Housing and Economic Development Committee	Favorably recommended with amendments to the County Council

[CB-005-2023](#)

Draft: 2

**AN ORDINANCE CONCERNING GENERAL PROVISIONS - DEVELOPMENT AUTHORITY PURSUANT TO THE PRIOR ORDINANCE-GAS STATION USES** for the purpose of amending the time period in the Zoning Ordinance for development of Gas Station uses pursuant to the prior Ordinance.

**Sponsor(s):** Dernoga, Ivey, Blegay, Burroughs, Olson and Oriadha

**Attachment(s):** [B2023005](#)  
[CB-005-2023 Summary](#)  
[CB-005-2023 Report](#)  
[CB-005-2023 ZHE Memo](#)  
[CB-005-2023 Planning Board Votes Letter](#)  
[CB-005-2023 Planning Board Analysis](#)  
[CB-005-2023 Planning Board Revised Version](#)

*To be introduced by: Council Members Dernoga, Ivey, Blegay, Burroughs, Olson and Oriadha*

**Legislative History:**

12/6/22	County Council	removed from Consent Agenda
12/12/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
1/19/23	Planning, Housing and Economic Development Committee	Favorably recommended with amendments to the County Council

**SECOND READING OF BILLS – (INTRODUCTION) (Continued)**

[CB-007-2023](#)

Draft: 2

**AN ACT CONCERNING RENT STABILIZATION ACT OF 2023** for the purpose of temporarily amending the Landlord-Tenant Code to limit landlords' ability to increase rent for certain tenants above a certain amount; providing penalties; providing that existing obligations or contract rights may not be impaired by this Act; and generally relating to rent restrictions for residential leases and rental dwelling units.

**Sponsor(s):** Oriadha, Burroughs, Blegay, Dernoga, Ivey and Olson

**Attachment(s):** [B2023007](#)  
[CB-007-2023 AIS](#)  
[CB-007-2023 Proposed Amendments](#)  
[CB-007-2023 PAFI Statement](#)  
[CB-007-2023 OOL Comment](#)  
[CB-007-2023 Written Testimony Prince George's County Ass](#)  
[CB-007-2023 Written Testimony Rent Stabilization Act of 20](#)

*AMENDMENT #1 TO CB-007-2023*

*To be introduced by: Council Members Oriadha, Burroughs, Blegay, Dernoga, Ivey and Olson*



**Legislative History:**

12/12/22	County Council	removed from agenda
1/10/23	County Council	presented and referred to the Health, Human Services and Public Safety Committee
1/19/23	Health, Human Services and Public Safety Committee	Favorably recommended with amendments to the County Council

**SECOND READING OF BILLS – (INTRODUCTION) (Continued)****CB-009-2023**

Draft: 2

**AN ORDINANCE CONCERNING TOBACCO SHOPS, ELECTRONIC CIGARETTE SHOPS, OR RETAIL TOBACCO SHOPS** for the purpose of amending the Zoning Ordinance to include reasonable parameters as to hours of operation as a criterion for approval of Special Exceptions for Tobacco Shops, Electronic Cigarette Shop, or Retail Tobacco Business uses in furtherance of the public safety, health, and welfare of the citizens and residents of Prince George’s County.

**Sponsor(s):** Oriadha and Burroughs

**Attachment(s):** [B2023009](#)

[CB-009-2023 Summary](#)

[CB-009-2023 Report](#)

[CB-009-2023 ZHE Memo](#)

[CB-009-2023 Planning Board Votes Letter](#)

[CB-009-2023 Planning Board Analysis](#)

*AMENDMENT #1 TO CB-009-2023*

*To be introduced by: Council Members Oriadha and Burroughs*

**Legislative History:**

12/12/22	County Council	presented and referred to the Planning, Housing and Economic Development Committee
1/19/23	Planning, Housing and Economic Development Committee	Favorably recommended with amendments to the County Council

**5. BILLS ELIGIBLE FOR THIRD READING – (ENACTMENT)**

[CB-014-2023](#)

Draft: 1

**AN ORDINANCE CONCERNING ZONING-GENERAL PROVISIONS - TRANSITIONAL PROVISIONS** for the purpose of repealing CB-77-2022, including Section 27-1706, of the Zoning Ordinance of Prince George’s County.

**Sponsor(s):** Dernoga, Blegay, Burroughs, Ivey, Olson and Oriadha

**Attachment(s):** [B2023014](#)

[CB-014-2023 Summary](#)

[CB-014-2023 Report](#)

[CB-014-2023 Planning Board Votes Letter](#)

[CB-014-2023 Planning Board Anaylsis](#)

[CEX Ltr to Council Chair 01-06-2023](#)

[Council Chair Ltr to CEX 01-09-2023](#)

**Legislative History:**

12/12/22	County Council	introduced and referred to the Planning, Housing and Economic Development Committee
1/9/23	Planning, Housing and Economic Development Committee	Favorably recommended to the County Council
1/17/23	County Council	public hearing held
1/17/23	County Council	postponed to a certain time or date

[ADJ10-23](#)

Draft: 1

**ADJOURN**

REMINDERS

Thurs., Feb. 2, 2023

10:00 a.m. - PHED Committee

1:30 p.m. - HHSPS Committee

(In-Person Meetings)

Tues., Feb. 7, 2023

9:00 a.m. - General Assembly Committee

10:00 a.m. - County Council Meeting

(In-Person Meetings)