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By: **Prince George's County Delegation and Montgomery County  
Delegation**

Introduced and read first time: February 10, 2000  
Assigned to: Commerce and Government Matters

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A BILL ENTITLED

1 AN ACT concerning

2 **Maryland-Washington Regional District - Prince George's County - Zoning**  
3 **Text Amendments**  
4 **PG/MC 7-00**

5 FOR the purpose of requiring the District Council of Prince George's County to refer  
6 certain zoning text amendments to the governing body of certain municipal  
7 corporations for recommendations under certain circumstances; requiring a  
8 certain vote by the District Council to approve certain zoning text amendments  
9 that are contrary to the recommendations of certain municipal corporations;  
10 requiring the District Council to hold a public hearing concerning certain zoning  
11 text amendments; requiring the District Council to provide certain notice  
12 concerning hearings on certain zoning text amendments; and generally relating  
13 to zoning text amendment actions in the Prince George's County portion of the  
14 Maryland-Washington Regional District.

15 BY repealing and reenacting, with amendments,  
16 Article 28 - Maryland-National Capital Park and Planning Commission  
17 Section 8-104(a)(3)  
18 Annotated Code of Maryland  
19 (1997 Replacement Volume and 1999 Supplement)

20 BY adding to  
21 Article 28 - Maryland-National Capital Park and Planning Commission  
22 Section 8-104(c-1)  
23 Annotated Code of Maryland  
24 (1997 Replacement Volume and 1999 Supplement)

25 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF  
26 MARYLAND, That the Laws of Maryland read as follows:

1 **Article 28 - Maryland-National Capital Park and Planning Commission**

2 8-104.

3 (a) (3) In Prince George's County the district council shall require:

4 (i) A two-thirds vote of all members of the district council to  
5 approve a zoning map amendment if the zoning map amendment is contrary to an  
6 approved master plan;7 (ii) A two-thirds vote of all members of the district council to  
8 approve a zoning map amendment, ZONING TEXT AMENDMENT, or a special exception  
9 if the zoning map amendment, ZONING TEXT AMENDMENT, or special exception is  
10 contrary to the recommendation of a municipal corporation that has any portion of  
11 the land subject to the zoning map amendment, ZONING TEXT AMENDMENT, or  
12 special exception within the municipal boundaries; and13 (iii) A two-thirds vote of all members of the district council and a  
14 four-fifths vote of all members of the planning board to approve an optional parking  
15 plan if the optional parking plan is contrary to the recommendation of a municipal  
16 corporation that has any portion of the land subject to the optional parking plan  
17 within the municipal boundaries.18 (C-1) IN PRINCE GEORGE'S COUNTY, BEFORE THE DISTRICT COUNCIL MAY  
19 ADOPT A ZONING TEXT AMENDMENT THAT AFFECTS PROPERTY WITHIN THE  
20 BOUNDARIES OF A MUNICIPAL CORPORATION IN THE COUNTY, THE DISTRICT  
21 COUNCIL SHALL:

22 (1) HOLD A PUBLIC HEARING;

23 (2) PROVIDE PUBLIC NOTICE OF THE TIME AND PLACE OF THE HEARING  
24 AT LEAST 30 DAYS BEFORE THE HEARING;25 (3) REFER THE PROPOSED ZONING TEXT AMENDMENT TO THE  
26 GOVERNING BODY OF THE MUNICIPAL CORPORATION FOR ITS RECOMMENDATION;  
27 AND28 (4) CONSIDER THE FAILURE OF THE GOVERNING BODY TO RESPOND  
29 WITHIN 60 DAYS AFTER IT RECEIVES THE PROPOSED ZONING TEXT AMENDMENT AS  
30 APPROVAL OF THE PROPOSED ZONING TEXT AMENDMENT.31 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect  
32 October 1, 2000.