

HOUSE BILL 603

L2

71r1797

By: **St. Mary's County Delegation**

Introduced and read first time: February 8, 2007

Assigned to: Environmental Matters

Committee Report: Favorable

House action: Adopted

Read second time: March 16, 2007

CHAPTER _____

1 AN ACT concerning

2 **St. Mary's County – Subdivision Regulations – Exemptions**

3 FOR the purpose of exempting, in St. Mary's County, properties that were deeded
4 before a certain date and improved with a residence before a certain date from
5 certain subdivision regulations for purposes of constructing additions to the
6 residence or accessory buildings; and generally relating to subdivision
7 regulations in St. Mary's County.

8 BY repealing and reenacting, without amendments,
9 Article 66B – Land Use
10 Section 5.05(a) and 14.07(a)
11 Annotated Code of Maryland
12 (2003 Replacement Volume and 2006 Supplement)

13 BY repealing and reenacting, with amendments,
14 Article 66B – Land Use
15 Section 14.07(e)
16 Annotated Code of Maryland
17 (2003 Replacement Volume and 2006 Supplement)

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from the law by amendment.



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

3 **Article 66B – Land Use**

4 5.05.

5 (a) Except as provided in §§ 14.03(c), 14.05(f), 14.06(d), and 14.07(e) and (f) of
6 this article, an owner or agent of an owner of land located within a subdivision who
7 transfers or sells or agrees to sell or negotiate to sell any land by reference to,
8 exhibition of, or other use of a plat of a subdivision before the plat has been approved
9 by the planning commission and recorded or filed in the office of the appropriate
10 county clerk, shall be subject to a civil penalty of not less than \$200 and not exceeding
11 \$1,000 for each lot or parcel transferred or sold or agreed or negotiated to be sold.

12 14.07.

13 (a) This section applies to St. Mary's County.

14 (e) **(1)** Section 5.05 of this article does not apply to the sale or negotiation
15 for sale of industrial property.

16 **(2) PROPERTIES DEEDED BEFORE JANUARY 1, 1994, AND**
17 **IMPROVED WITH A RESIDENCE BEFORE JANUARY 1, 2007, ARE EXEMPT FROM**
18 **THE SUBDIVISION REGULATIONS ADOPTED BY THE COUNTY UNDER THE**
19 **SUBDIVISION CONTROL SUBTITLE OF THIS ARTICLE FOR PURPOSES OF**
20 **CONSTRUCTING ADDITIONS TO THE RESIDENCE OR ACCESSORY BUILDINGS.**

21 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
22 October 1, 2007.

Approved:

Governor.

Speaker of the House of Delegates.

President of the Senate.