

CHAPTER 415

(House Bill 603)

AN ACT concerning

St. Mary's County – Subdivision Regulations – Exemptions

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

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

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

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

Article 66B – Land Use

5.05.

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

14.07.

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

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

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

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

Approved by the Governor, May 8, 2007.