

HOUSE BILL 1026

L2, L5

3lr1808

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

Introduced and read first time: February 10, 2023

Assigned to: Environment and Transportation

Committee Report: Favorable with amendments

House action: Adopted

Read second time: March 11, 2023

CHAPTER _____

1 AN ACT concerning

2 **Prince George's County – Land Use – Development of Neglected Property**

3 **PG 406–23**

4 FOR the purpose of authorizing Prince George's County to exercise powers of eminent
5 domain to acquire and develop or redevelop, for a public purpose, certain neglected
6 property located in the county that has been designated as a transit-oriented
7 development and is located within a business development district; and generally
8 relating to eminent domain in Prince George's County.

9 BY repealing and reenacting, without amendments,
10 Article – Land Use
11 Section 25–101
12 Annotated Code of Maryland
13 (2012 Volume and 2022 Supplement)

14 BY adding to
15 Article – Land Use
16 Section 25–403
17 Annotated Code of Maryland
18 (2012 Volume and 2022 Supplement)

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

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

Article – Land Use

2 25–101.

3 This title applies only in Prince George’s County.

4 **25–403.**5 (A) (1) IN THIS SECTION THE FOLLOWING WORDS HAVE THE MEANINGS
6 INDICATED.7 (2) “BUSINESS IMPROVEMENT DISTRICT” MEANS A BUSINESS
8 IMPROVEMENT DISTRICT ESTABLISHED UNDER TITLE 12, SUBTITLE 4 OF THE
9 ECONOMIC DEVELOPMENT ARTICLE IN THE COUNTY.10 (3) “NEGLECTED PROPERTY” MEANS IMPROVED OR UNIMPROVED
11 REAL PROPERTY THAT:12 (I) IS ZONED FOR COMMERCIAL, INDUSTRIAL, RESIDENTIAL,
13 OR NONRESIDENTIAL USE BY THE DISTRICT COUNCIL; AND

14 (II) HAS BEEN ABANDONED, BLIGHTED, OR CONDEMNED.

15 (4) “PURPLE LINE” HAS THE MEANING STATED IN § 2–103.8 OF THE
16 TRANSPORTATION ARTICLE.17 (5) (I) “TRANSIT-ORIENTED DEVELOPMENT” HAS THE MEANING
18 STATED IN § 7–101 OF THE TRANSPORTATION ARTICLE.19 (II) “TRANSIT-ORIENTED DEVELOPMENT” INCLUDES LIGHT
20 RAIL STOPS THAT ARE LOCATED ON THE PURPLE LINE IN PRINCE GEORGE’S
21 COUNTY.22 (B) THIS SECTION DOES NOT APPLY TO STATE-OWNED PROPERTY.23 (C) THE COUNTY MAY EXERCISE THE POWER OF EMINENT DOMAIN ON
24 NEGLECTED PROPERTY IN AN AREA THAT:25 (1) HAS BEEN DESIGNATED AS A TRANSIT-ORIENTED DEVELOPMENT;
26 AND27 (2) IS LOCATED IN A BUSINESS ~~DEVELOPMENT~~ IMPROVEMENT
28 DISTRICT.

1 ~~(C)~~ **(D)** NEGLECTED PROPERTY OBTAINED UNDER THIS SECTION IS
2 INTENDED TO BE DEVELOPED OR REDEVELOPED FOR AN ECONOMIC DEVELOPMENT
3 PURPOSE IN THE COUNTY.

4 ~~(D)~~ **(E)** LAND OR PROPERTY TAKEN BY THE COUNTY THROUGH THE
5 EXERCISE OF EMINENT DOMAIN UNDER THIS SECTION:

6 **(1)** MAY ONLY BE TAKEN FOR A PUBLIC PURPOSE; AND

7 **(2)** MAY NOT BE TAKEN WITHOUT JUST COMPENSATION, AS AGREED
8 ON BETWEEN THE PARTIES, OR AWARDED BY A JURY, BEING FIRST PAID OR
9 TENDERED TO THE PARTY ENTITLED TO THE COMPENSATION, IN ACCORDANCE WITH
10 TITLE 12 OF THE REAL PROPERTY ARTICLE.

11 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
12 October 1, 2023.

Approved:

Governor.

Speaker of the House of Delegates.

President of the Senate.