

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND  
Legislative Session 2022, Legislative Day No. 3

Bill No. 9-22

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Mrs. Cathy Bevins, Councilwoman

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By the County Council, February 7, 2022

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A BILL  
ENTITLED

AN ACT concerning

Zoning Regulations – Uses Permitted in the B.M.-C.T. Zone

FOR the purpose of permitting ground floor apartments in the Business, Major – Commercial, Town-Center Core (B.M.-C.T.) under certain circumstances; and generally relating to uses permitted in the B.M.-C.T. Zone.

BY repealing and re-enacting, with amendments

Section 235B.1  
Baltimore County Zoning Regulations, as amended

1 SECTION 1. BE IT ENACTED BY THE COUNTY COUNCIL OF BALTIMORE  
2 COUNTY, MARYLAND, that the Baltimore County Zoning Regulations read as follows:  
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EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.  
[Brackets] indicate matter stricken from existing law.  
~~Strike out~~ indicates matter stricken from bill.  
Underlining indicates amendments to bill.

ARTICLE 2 - ELEVATOR-APARTMENT RESIDENCE ZONES,  
RESIDENTIAL-OFFICE ZONES, OFFICE ZONES, BUSINESS ZONES,  
MANUFACTURING ZONES AND DISTRICTS

Section 235B – Special Regulations for C.T. Districts

§ 235B.1. Apartments; elderly housing facilities.

Apartments shall be permitted, but only above the first story of a building, except that apartments and elderly housing facilities shall be permitted in any story of the building in accordance with the following:

A. In the B.M. or B.M.-C.T. Zone located North of Shawan Road, West of York Road, and South and East of McCormick Road within a Commercial Mixed Use Focal Point in the Hunt Valley/Timonium Master Plan.

B. In the B.M.-C.T. Zone located north of Lakeside Boulevard, west of Painters Mill Road, south of I-795/Northwest Expressway, and east of Owings Mills Boulevard in the Owings Mills Town Center Sub Area of the Owings Mills Growth Area in the Master Plan 2020.

C. IN THE B.M.-C.T. ZONE LOCATED NORTH AND WEST OF HONEYGO BOULEVARD, SOUTH OF WHITE MARSH BOULEVARD, AND EAST OF PERRY HALL BOULEVARD WITHIN THE WHITE MARSH MALL SUB AREA OF THE MIDDLE RIVER REDEVELOPMENT AREA IN MASTER PLAN 2020.

SECTION 2. AND BE IT FURTHER ENACTED, that this Act, having been passed by the affirmative vote of five members of the County Council, shall take effect on March 21, 2022.



# LEGISLATION DETAIL

LEGISLATION

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DISPOSITION

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ENACTED

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EFFECTIVE

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AMENDMENTS

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## ROLL CALL - LEGISLATION

MOTION		SECOND
AYE	NAY	
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Quirk
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Patoka
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Kach
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Jones
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Marks
<input type="checkbox"/>	<input type="checkbox"/>	Councilwoman Bevins
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Crandell

## ROLL CALL - AMENDMENTS

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<input type="checkbox"/>	<input type="checkbox"/>	Councilman Quirk
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