

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND
Legislative Session 2025, Legislative Day No. 12

Bill No. 48-25

Mr. Wade Kach, Councilman

By the County Council, July 7, 2025

A BILL
ENTITLED

AN ACT concerning

Zoning Regulations – Solar Facilities – Prime Farmland

FOR the purpose of prohibiting Solar Facilities on land in the R.C. Zones that constitutes
Prime Farmland; and generally relating to Solar Facilities.

BY repealing and re-enacting, with amendments

Section 4F-102
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:

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.

1 ARTICLE 4F – SOLAR FACILITIES

2
3 § 4F-102. Location of Solar Facilities.

4 A. Subject to Paragraph B, a solar facility is permitted only by special exception in the
5 R.C. 2, R.C. 3, R.C. 4, R.C. 5, R.C. 6, R.C. 7, R.C. 8, B.L., B.M., M.R., M.L.R., and M.H. Zones
6 of the County.

7 B. The allocation of land for solar facilities in the County is limited to the following:

8 1. A solar facility permitted under this article in the R.C. Zones only shall not be
9 located:

10 A. [within] WITHIN 300 feet of the nearest wall of a residential building,
11 another property with an existing solar facility, or another property for which a petition for
12 special exception under paragraph A has received zoning approval for a solar facility; AND

13 B. ON LAND THAT CONSTITUTES PRIME FARMLAND AS THAT
14 TERM IS DEFINED BY THE UNITED STATES DEPARTMENT OF AGRICULTURE.

15 2. No more than ten solar facilities may be located in a councilmanic district.

16 3. The Director of Permits, Approvals, and Inspections shall maintain a record of
17 all permits issued for a solar facility in the County, including the location and councilmanic
18 district for each such facility, and shall keep a current accounting of the number of facilities in
19 each councilmanic district under this paragraph.

20 4. Upon reaching the threshold of ten solar facilities in a councilmanic district, no
21 additional permits shall be issued for a solar facility in that district unless an existing facility
22 previously approved under this article has been removed pursuant to Section 4F-107.
23

SECTION 2. AND BE IT FURTHER ENACTED, that this Act shall take effect 14 days after its enactment and shall apply to any project that has not received final, non-appealable zoning approval as of the effective date of this Act.



LEGISLATION DETAIL

LEGISLATION

DISPOSITION

ENACTED

EFFECTIVE

AMENDMENTS

ROLL CALL - BILL

MOTION

SECOND

AYE

NAY

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Councilman Young

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Councilman Patoka

☐☐

Councilman Kach

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Councilman Jones

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Councilman Marks

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Councilman Ertel

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Councilman Crandell

ROLL CALL - AMENDMENTS

MOTION

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Councilman Crandell