

PROPOSED

AMENDED
April 1, 2024

COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 2024, Legislative Day No. 3

Bill No. 7-24

Introduced by Ms. Pickard, Chair
(by request of the County Executive)

By the County Council, February 5, 2024

Introduced and first read on February 5, 2024
Public Hearing set for and held on March 4, 2024
Public Hearing continued to and held on March 18, 2024
Public Hearing continued to and held on April 1, 2024
Public Hearing on AMENDED bill set for April 15, 2024
Bill Expires May 10, 2024

By Order: Laura Corby, Administrative Officer

A BILL ENTITLED

1 AN ORDINANCE concerning: Comprehensive Zoning – Region 2

2
3 FOR the purpose of repealing certain comprehensive zoning maps for Region Planning
4 Area No. 2; adopting the Anne Arundel County Digital Zoning Layer for Region
5 Planning Area No. 2, as amended by this Ordinance, covering Annapolis Junction, Fort
6 Meade, Hanover, Jessup, Laurel, and Maryland City; and generally relating to
7 comprehensive zoning.

8
9 WHEREAS, by Bill No. 11-21 the County Council adopted “Plan2040”, the
10 County’s General Development Plan, which included land use recommendations,
11 required to be further refined by region plans, that may be implemented through
12 comprehensive zoning; and

13
14 WHEREAS, Bill No. 11-21 amended, among other things, § 18-2-103 of the Anne
15 Arundel County Code (2005, as amended), and required that the County be divided
16 into no less than seven region areas encompassing all unincorporated areas of the
17 County; and

18
19 WHEREAS, Bill No. 11-21 and Plan2040 created, adopted, and depicted the
20 boundaries of nine region planning areas, including the Region 2 Planning Area;
21 and

EXPLANATION: Underlining indicates matter added to bill by amendment.
~~Strikeover~~ indicates matter removed from bill by amendment.

WHEREAS, Bill No. 11-21 and Plan2040 provided for the creation of region plans for each region planning area and the creation of stakeholder advisory committees for each region planning area; and

WHEREAS, § 18-2-103(e)(4), as adopted by Bill No. 11-21, requires that each region plan shall include maps depicting any changes to the land use map included in Plan2040, and a description of how the changes are consistent with the goals and policies of Plan2040; and

WHEREAS, the Office of Planning and Zoning, after consideration of the recommendations of the Stakeholder Advisory Committee for Region Planning Area No. 2 and the Planning Advisory Board, prepared the “Anne Arundel County Region 2 Plan” dated January 26, 2024; and

WHEREAS, contemporaneous with the introduction of this Ordinance, Bill No. 6-24 was introduced to this Council, and proposes the adoption of the “Anne Arundel County Region 2 Plan”, the region plan for Region Planning Area No. 2; and

WHEREAS, this Bill proposes comprehensive zoning consistent with Plan2040, as amended by the “Anne Arundel County Region 2 Plan”, the region plan for Region Planning Area No. 2, as adopted by Bill No. 6-24; now, therefore

SECTION 1. *Be it enacted by the County Council of Anne Arundel County, Maryland,* That the portions of the Digital Zoning Layer dated February 22, 2011, for the Region Planning Area No. 2, adopted in whole or in part by Bill No. 12-11, as amended, are hereby repealed.

SECTION 2. *And be it further enacted,* That the Anne Arundel County Digital Zoning Layer, dated January 26, 2024, for Region Planning Area No. 2 of Anne Arundel County is hereby amended as follows:

1. In the Anne Arundel County Digital Zoning Layer, change the zoning on the property known as Parcel 49 on Tax Map 13, Tax Account Number 04-000-00315708, from C2 to MXD-E, as shown in the cross-hatched areas on Exhibit A.

(Amendment No. 1)

2. In the Anne Arundel County Digital Zoning Layer, change the zoning on a portion of the properties known as Parcels 88 and 200 on Tax Map 19, Tax Account Numbers 04-000-00082000 and 04-000-00080315, from OS to C4, as shown in the cross-hatched areas on Exhibit B.

(Amendment No. 2)

3. In the Anne Arundel County Digital Zoning Layer, change the zoning on a portion of the property known as Parcel 86, Lot 1 on Tax Map 19, Tax Account Number 04-000-03593300, from OS to W1, as shown in the cross-hatched areas on Exhibit D.

(Amendment No. 4)

1 SECTION 2- 3. *And be it further enacted*, That the Anne Arundel County Digital
2 Zoning Layer dated January 26, 2024, for Region Planning Area No. 2 of Anne Arundel
3 County, as amended by this Ordinance, prepared by the Office of Planning and Zoning, is
4 hereby approved and adopted.

5
6 SECTION 3- 4. *And be it further enacted*, That the Anne Arundel County Digital
7 Zoning Layer dated January 26, 2024, for Region Planning Area No. 2, as amended by this
8 Ordinance, that is described in Section 2 3 of this Ordinance is incorporated by reference
9 as if fully set forth and a certified copy shall be permanently kept on file in the office of
10 the Administrative Officer to the County Council and in the Office of Planning and Zoning.

11
12 SECTION 4- 5. *And be it further enacted*, That this Ordinance shall take effect 45 days
13 from the date it becomes law.

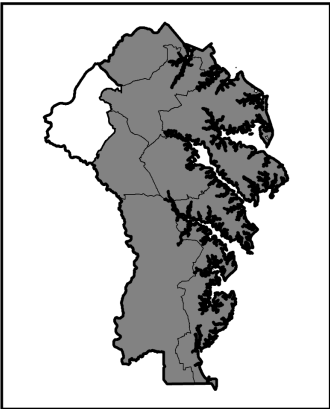
Bill No. 7-24

Amendment No. 1


Exhibit A

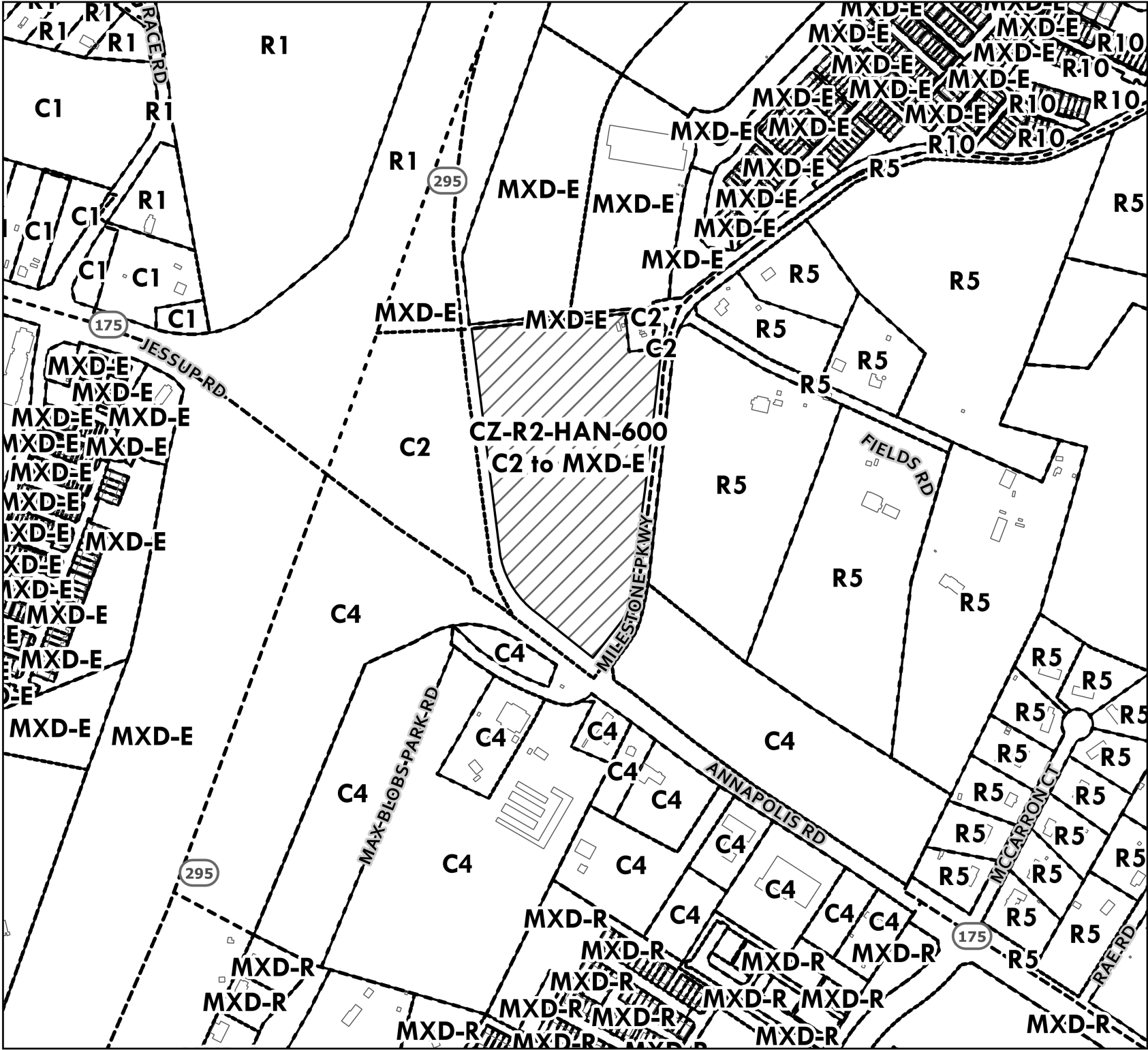
*Region 2
Comprehensive Zoning*

**CZ-R2-HAN-600
C2 TO MXD-E**



Legend

-  **Change Area**
-  **Proposed Zoning**
-  **Buildings**
-  **Parcels**



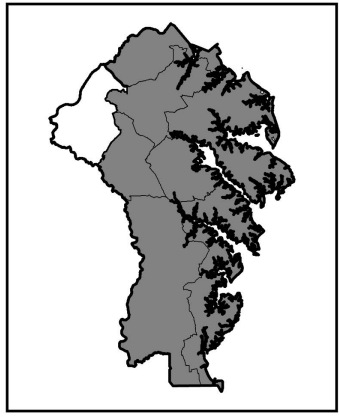
Bill No. 7-24





Amendment No. 2

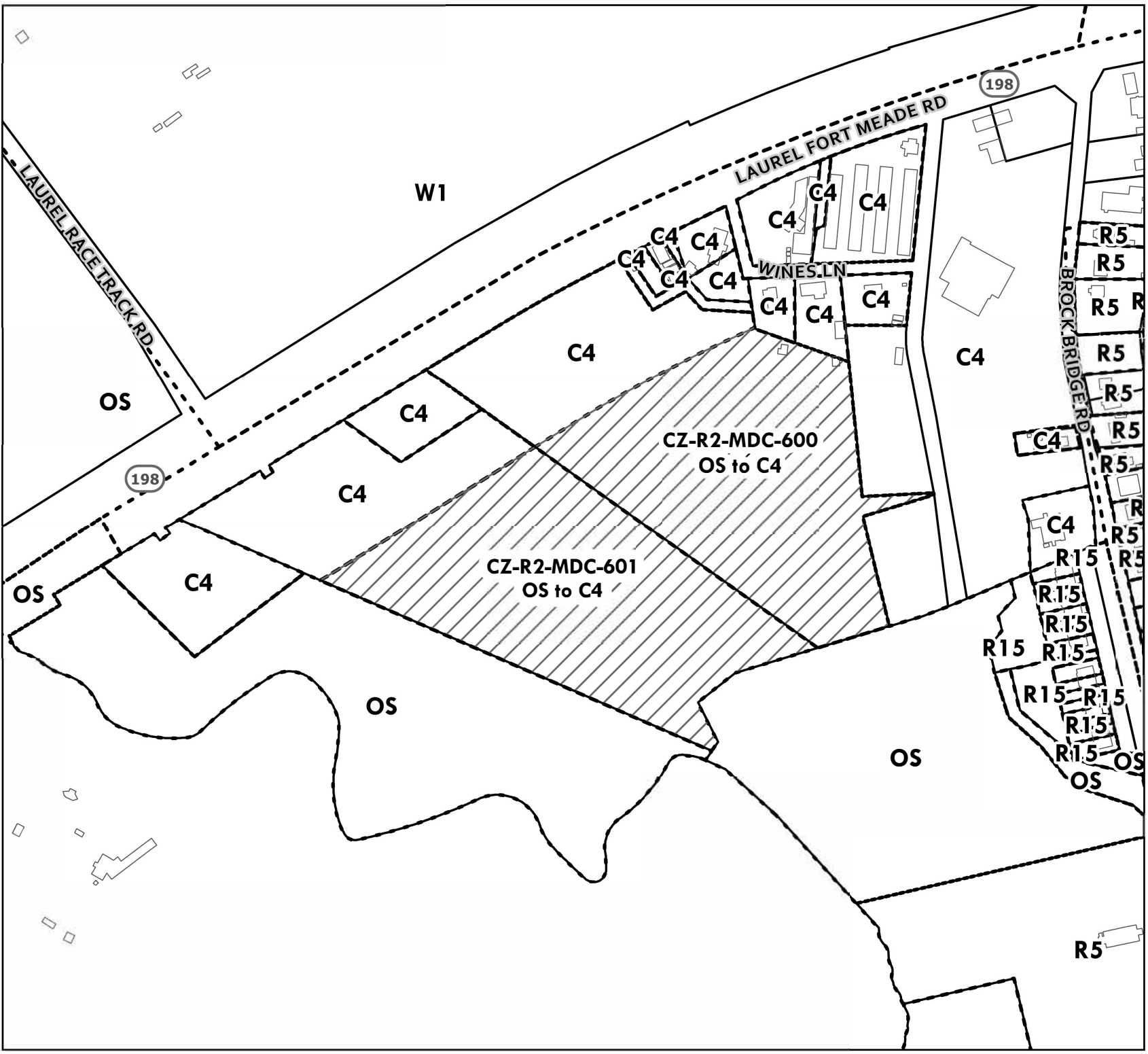
Exhibit B

Region 2
Comprehensive Zoning

CZ-R2-MDC-600
CZ-R2-MDC-601
OS TO C4



- Legend**
-  Change Area
 -  Proposed Zoning
 -  Buildings
 -  Parcels



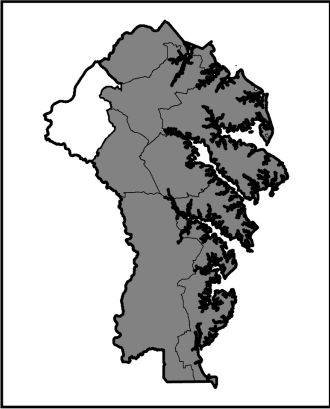
Bill No. 7-24

Amendment No. 4



Exhibit D

*Region 2
Comprehensive Zoning*

**CZ-R2-LRL-600
OS TO W1**



Legend

-  **Change Area**
-  **Proposed Zoning**
-  **Buildings**
-  **Parcels**

