



ANNE ARUNDEL COUNTY OFFICE OF LAW

Legislative Summary

To: Members, Anne Arundel County Council

From: Kelly Phillips Kenney, Supervising County Attorney /s/

Via: Gregory J. Swain, County Attorney /s/

Date: February 5, 2024

Subject: Bill No. 8-24: General Development Plan – Region 7 Plan
Bill No. 9-24: Comprehensive Zoning – Region 7

This summary was prepared by the Anne Arundel County Office of Law for use by members of the Anne Arundel County Council during consideration of Bill Nos. 8-24 and 9-24, the ordinances for the adoption of the Region Plan and comprehensive zoning of Region Planning Area No. 7, covering Parole, Greater Annapolis, Annapolis Neck, Bay Ridge, Highland Beach and Riva.

Background

Bill No. 11-21 was passed by the County Council on May 3, 2021, which adopted “Plan2040”, the County’s General Development Plan (“GDP”), and amended, among other things, § 18-2-103 of the County Code. That Bill and Plan2040 required that the County be divided into no less than seven region planning areas encompassing all unincorporated areas of the County.

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 (“SACs”) for each region planning area. There are nine region planning areas and nine SACs.

Plan2040 provides that the region plans are to be part of the cyclical comprehensive planning process to replace the small area plans used in the past. Plan2040, Vol. 1, p. 68. The region plans focus on smaller areas of the County to address the variety of specific needs in those areas. The Region Plans provide community-level planning and refine recommendations for land use and comprehensive zoning. *Id.*

The SAC for Region Planning Area No. 7, appointed by the County Executive and the Council, reviewed and considered the draft Region 7 Plan and proposed comprehensive zoning for the region, as well as community input. The draft Region Plan 7 and the proposed comprehensive

Note: This Legislative Summary provides a synopsis of the bill as introduced. It does not address subsequent amendments to the bill.

zoning was also provided to the Planning Advisory Board (“PAB”) in accordance with County Charter § 533(a).

Section 18-2-103(e)(4) of the County Code 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. Additionally, §18-2-103(e)(5) provides that upon adoption by ordinance of the County Council, a region plan shall be considered an amendment to Plan2040 until the adoption of the next General Development Plan.

Both the Region 7 SAC and the PAB made advisory recommendations to the Office of Planning and Zoning (“OPZ”). The recommendations from both the Region 7 SAC and the PAB on specific property changes to the Development Policy Areas and the Planned Land Use Maps in Plan2040 are shown beginning on page 108 of the Region 7 Plan.

The region plans inform, and are the basis for, the comprehensive zoning. Under § 18-2-106 of the County Code, the zoning districts are shown on the “Anne Arundel County Digital Zoning Layer” adopted by the County Council, which can only be changed in limited circumstances, including by comprehensive zoning legislation enacted by the County Council.

Purpose

The purpose of Bill No. 8-24 is to adopt the Region 7 Plan. The purpose of Bill No. 9-24 is to adopt the comprehensive zoning for Region 7. Both bills are discussed together because the Region Plan is the basis for the comprehensive zoning. This Legislative Summary addresses the bills, and is not intended to summarize the Region Plan or the comprehensive zoning.

Bill No. 8-24 (Region Plan)

SECTION 1.

This section adopts the Region 7 Plan.

SECTION 2.

This section provides that the Region Plan 7 shall be considered an amendment to Plan2040 until the adoption of the next GDP.

SECTION 3.

This section requires that a certified copy of the Region Plan shall be kept on file with the Council and OPZ.

SECTION 4.

This section provides that the Ordinance shall take effect 45 days from the date it becomes

law.

Bill No. 9-24 (Comprehensive Zoning)

SECTION 1.

This section repeals the compressive zoning maps adopted in whole or in part by Bill No. 44-11.¹

SECTION 2.

This section adopts and approves the digital zoning layer for Region Planning Area 7. The zoning layer is digital and is available at: <https://arcg.is/1zbvWe0>.

On this digital zoning layer map, the properties proposed for zoning district changes are outlined in black. Links with details about the changes and charts showing all the changes are available at the “information” link on this site, and further details will be provided by OPZ.

SECTION 3.

This section requires that the Digital Zoning Layer for Region 7 shall be kept on file with the Council and OPZ.

SECTION 4.

This section provides that the Ordinance shall take effect 45 days from the date it becomes law.

The Office of Law is available to answer any additional questions regarding these Bills. Thank you.

cc: Honorable Steuart Pittman, County Executive
Christine Anderson, Chief Administrative Officer
Jeff Amoros, Chief of Staff
Chris Trumbauer, Budget Officer
Janssen Evelyn, Deputy Chief Administrative Officer
Ethan Hunt, Government Relations Officer
Jenny Jarkowski, Planning and Zoning Officer
Christina Pompa, Deputy Planning and Zoning Officer
Cindy Carrier, Office of Planning and Zoning
Patrick Hughes, Office of Planning and Zoning

¹ Bill No. 44-11 is one of three of the last bills that adopted the comprehensive zoning for the County. Bill No. 44-11 includes all of the areas covered in Region 7.