

COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 2024, Legislative Day No. 8

Bill No. 28-24

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

By the County Council, April 15, 2024

Introduced and first read on April 15, 2024
Public Hearing set for and held on May 20, 2024
Public Hearing on AMENDED bill set for and held on June 3, 2024
Public Hearing on SECOND AMENDED bill set for and held on June 17, 2024
Public Hearing on THIRD AMENDED bill set for and held on July 1, 2024
Public Hearing on FOURTH AMENDED bill set for and held on July 15, 2024
Bill Expires July 19, 2024

By Order: Kaley Schultze, Administrative Officer

A BILL ENTITLED

1 AN ORDINANCE concerning: Comprehensive Zoning – Region 4

2
3 FOR the purpose of repealing certain comprehensive zoning maps for Region Planning
4 Area No. 4; adopting the Anne Arundel County Digital Zoning Layer for Region
5 Planning Area No. 4, covering Arnold, Cape St. Claire, Broadneck, Gibson Island,
6 Pasadena, and Severna Park; and generally relating to comprehensive zoning.

7
8 WHEREAS, by Bill No. 11-21 the County Council adopted “Plan2040”, the
9 County’s General Development Plan, which included land use recommendations,
10 required to be further refined by region plans, that may be implemented through
11 comprehensive zoning; and

12
13 WHEREAS, Bill No. 11-21 amended, among other things, § 18-2-103 of the Anne
14 Arundel County Code (2005, as amended), and required that the County be divided
15 into no less than seven region areas encompassing all unincorporated areas of the
16 County; and

17
18 WHEREAS, Bill No. 11-21 and Plan2040 created, adopted, and depicted the
19 boundaries of nine region planning areas, including the Region 4 Planning Area;
20 and

1 WHEREAS, Bill No. 11-21 and Plan2040 provided for the creation of region plans
2 for each region planning area and the creation of stakeholder advisory committees
3 for each region planning area; and
4

5 WHEREAS, § 18-2-103(e)(4), as adopted by Bill No. 11-21, requires that each
6 region plan shall include maps depicting any changes to the land use map included
7 in Plan2040, and a description of how the changes are consistent with the goals and
8 policies of Plan2040; and
9

10 WHEREAS, the Office of Planning and Zoning, after consideration of the
11 recommendations of the Stakeholder Advisory Committee for Region Planning
12 Area No. 4 and the Planning Advisory Board, prepared the “Anne Arundel County
13 Region 4 Plan”, dated April 1, 2024; and
14

15 WHEREAS, contemporaneous with the introduction of this Ordinance,
16 Bill No. 28-24 was introduced to this Council, and proposes the adoption of the
17 “Anne Arundel County Region 4 Plan”, dated April 1, 2024, the region plan for
18 Region Planning Area No. 4; and
19

20 WHEREAS, this Bill proposes comprehensive zoning consistent with Plan2040, as
21 amended by the “Anne Arundel County Region 4 Plan”, dated April 1, 2024, the
22 region plan for Region Planning Area No. 4, as adopted by Bill No. 28-24; now
23 therefore,
24

25 SECTION 1. *Be it enacted by the County Council of Anne Arundel County, Maryland,*
26 That the portions of the Digital Zoning Layer dated September 6, 2011, for the Region
27 Planning Area No. 4, adopted in whole or in part by Bill No. 66-11, as amended, are hereby
28 repealed.
29

30 SECTION 2. *And be it further enacted,* That after passage of this Ordinance, the
31 Planning and Zoning Officer shall amend text, maps, charts, graphs, photos, and tables in
32 accordance with the amendments to this Ordinance.
33

34 SECTION 3. *And be it further enacted,* That the “Anne Arundel County Digital Zoning
35 Layer, dated January 5, 2024, for Region Planning Area No. 4 of Anne Arundel County”,
36 as amended by Section 2 of this Ordinance, prepared by the Office of Planning and Zoning,
37 is hereby approved, and adopted.
38

39 SECTION 4. *And be it further enacted,* That the “Anne Arundel County Digital Zoning
40 Layer, dated January 5, 2024, for Region Planning Area No. 4” that is described in
41 Section 3 of this Ordinance is incorporated by reference as if fully set forth and a certified
42 copy shall be permanently kept on file in the office of the Administrative Officer to the
43 County Council and in the Office of Planning and Zoning.
44

45 SECTION 5. *And be it further enacted,* That this Ordinance shall take effect 45 days
46 from the date it becomes law.

READ AND PASSED this 15th day of July, 2024

By Order:



Kaley Schultze
Administrative Officer

PRESENTED to the County Executive for his approval this 19th day of July, 2024



Kaley Schultze
Administrative Officer

APPROVED AND ENACTED this 25th day of July, 2024



Steuart Pittman
County Executive

EFFECTIVE DATE: September 7, 2024 - except for items vetoed by the County Executive on July 24, 2024 -
Amendment Nos. 14 and 42.

I hereby certify that item vetoes on Amendment Nos. 14 and 42 to Bill No. 28-24 were discussed by the County Council of Anne Arundel County, Maryland on September 3, 2024. Amendment No. 14 was not considered, so therefore stands as vetoed with an effective date of September 7, 2024. The item veto of Amendment No. 42 was overridden by the required five (5) votes of the Council.



Kaley Schultze
Administrative Officer

EFFECTIVE DATE: October 18, 2024 - for Amendment No. 42 to Bill No. 28-24.

AMENDMENT TO BILL NO. 28-24
(Comprehensive Zoning – Region 4)

May 20, 2024

Introduced by Mr. Volke

Amendment No. 1

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 8 on Tax Map 17, Tax Account Number 03-000-08306200, from MA2 – Light Commercial Marina to MB – General Commercial Marina as shown in the cross-hatched area on the attached Exhibit A.

(This amendment changes the zoning of the property known as Parcel 8 on Tax Map 17, located at 1132 Pasadena Yacht Yard Road, Pasadena, from MA2 – Light Commercial Marina to MB – General Commercial Marina.)

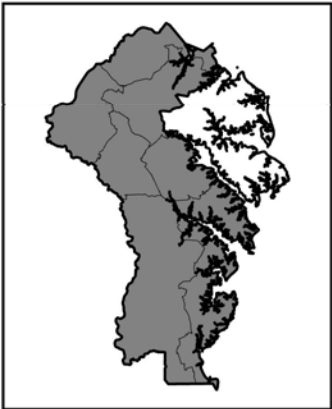
Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-002	CZ-R4-PAS-600
PLU	n/a	n/a
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24




Amendment No. 1

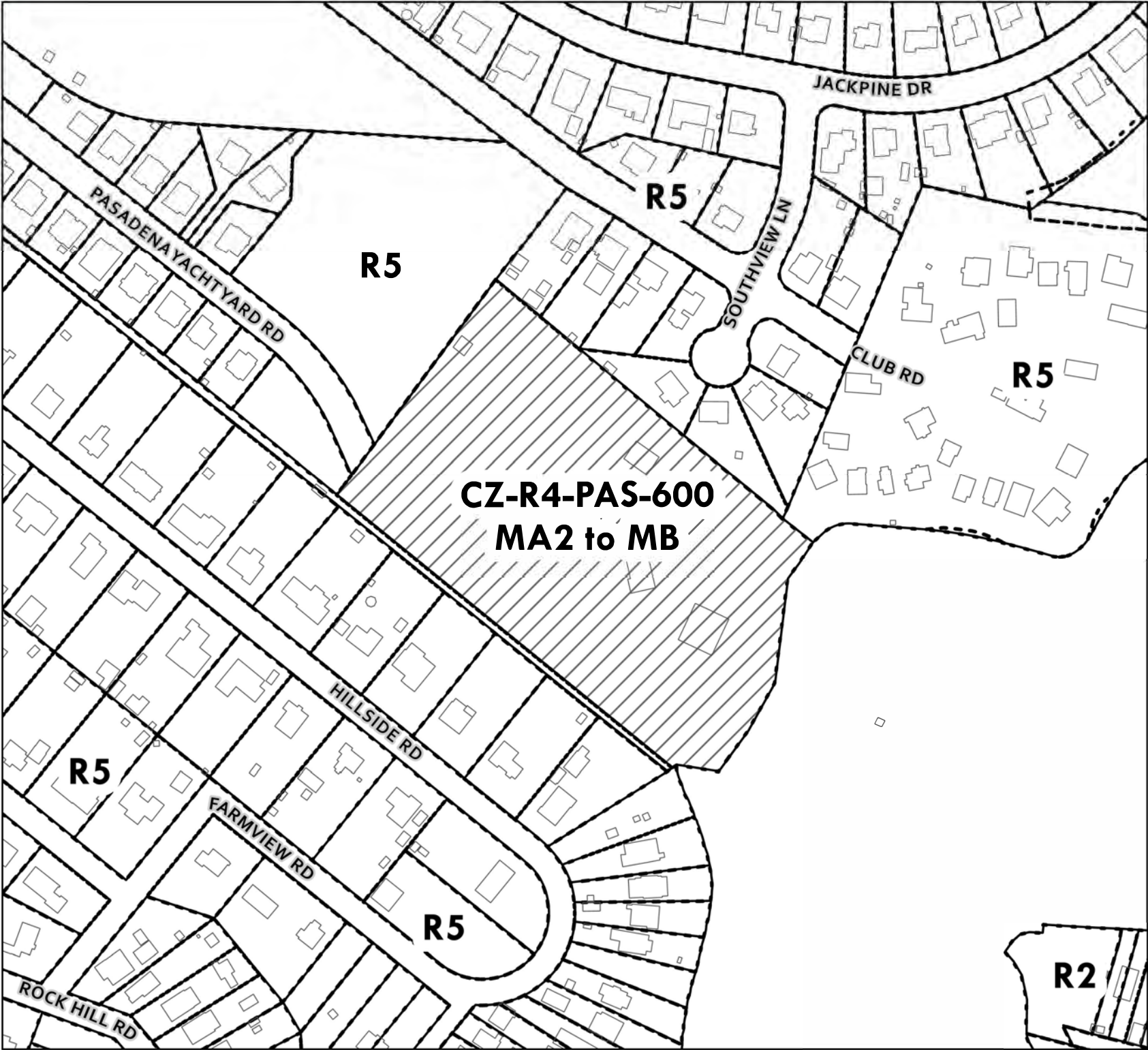
Region 4
Comprehensive Zoning

CZ-R4-PAS-600
MA2 TO MB



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 1132 Pasadena Yacht Yard Road, Pasadena, MD 21122 (address). (Include application number if known or applicable: CZ-R4-PAS-600)
2. The signs were posted beginning on 05/08/2024 (date), through 05/18/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. facing Pasadena Yacht Yard Road, a public road
 - b. facing Rock Creek, a navigable waterway
 - c. N/A

AFFIANT:


Signature

Douglas Henssion
Printed name and Title (if applicable)

5/19/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024



NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - MAY 20, 2024 AT 6:00PM

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM MA2 TO MB.

LOCATION: 1132 PASADENA YACHT YARD ROAD, PASADENA

APPLICATION NO.: CZ-R4-PAS-600

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP





**AMENDMENT TO BILL NO. 28-24
(Comprehensive Zoning – Region 4)**

May 20, 2024

Introduced by Mr. Volke

Amendment No. 2

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 365 on Tax Map 17, Tax Account Number 03-000-07090810, from R10 - Residential to a split of C2 – Commercial Office and RLD – Residential Low Density as shown in the cross-hatched area on the attached Exhibit B.

(This amendment changes the zoning of the property known as Parcel 365 on Tax Map 17, located at 4358 Mountain Road, Pasadena, from R10 - Residential to a split of C2-Commercial Office and RLD – Residential Low Density.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-010	CZ-R4-PAS-700
PLU	PLU-R4-PAS-110	PLU-R4-PAS-700
DPAO	DPAO-R4-PAS-208	DPAO-R4-PAS-700
DPA	n/a	DPA-R4-PAS-700

Bill No. 28-24





Amendment No. 2

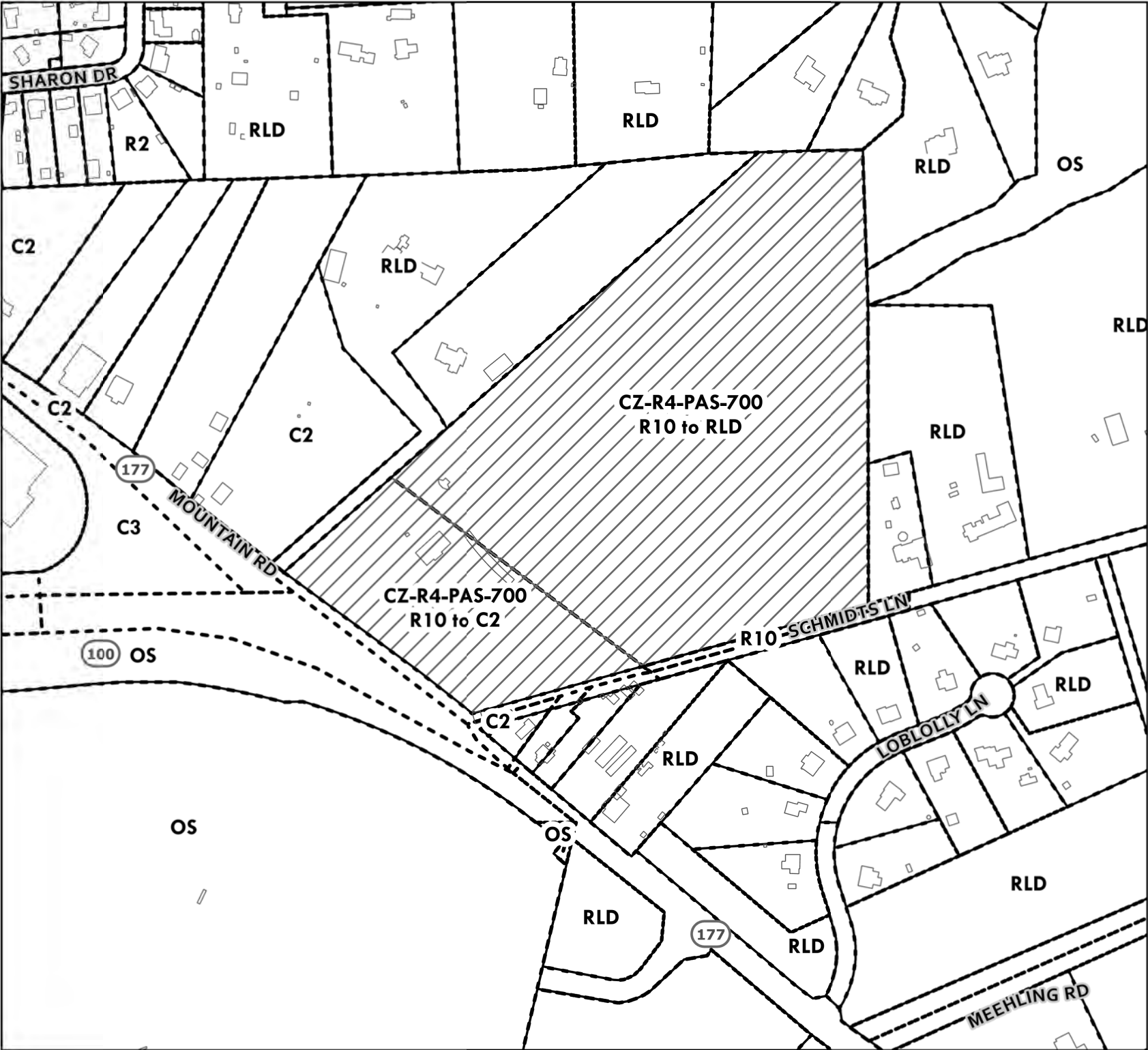
Exhibit B

Region 4
Comprehensive Zoning

CZ-R4-PAS-700
R10 TO C2 AND RLD



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



**AMENDMENT TO BILL NO. 28-24
(Comprehensive Zoning – Region 4)**

May 20, 2024

Introduced by Ms. Fiedler

Amendment No. 3

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No.28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 111 on Tax Map 32H, Tax Account Number 03-000-90006348, from R10 - Residential to SB - Small Business as shown in the cross-hatched area on the attached Exhibit C.

(This amendment changes the zoning of the property known as Parcel 111 on Tax Map 32H, located 965 Baltimore Annapolis Boulevard, Severna Park, from R10 - Residential to SB - Small Business.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-SVP-010	CZ-R4-SVP-600
PLU	PLU-R4-SVP-110	PLU-R4-SVP-600
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 3

Exhibit C

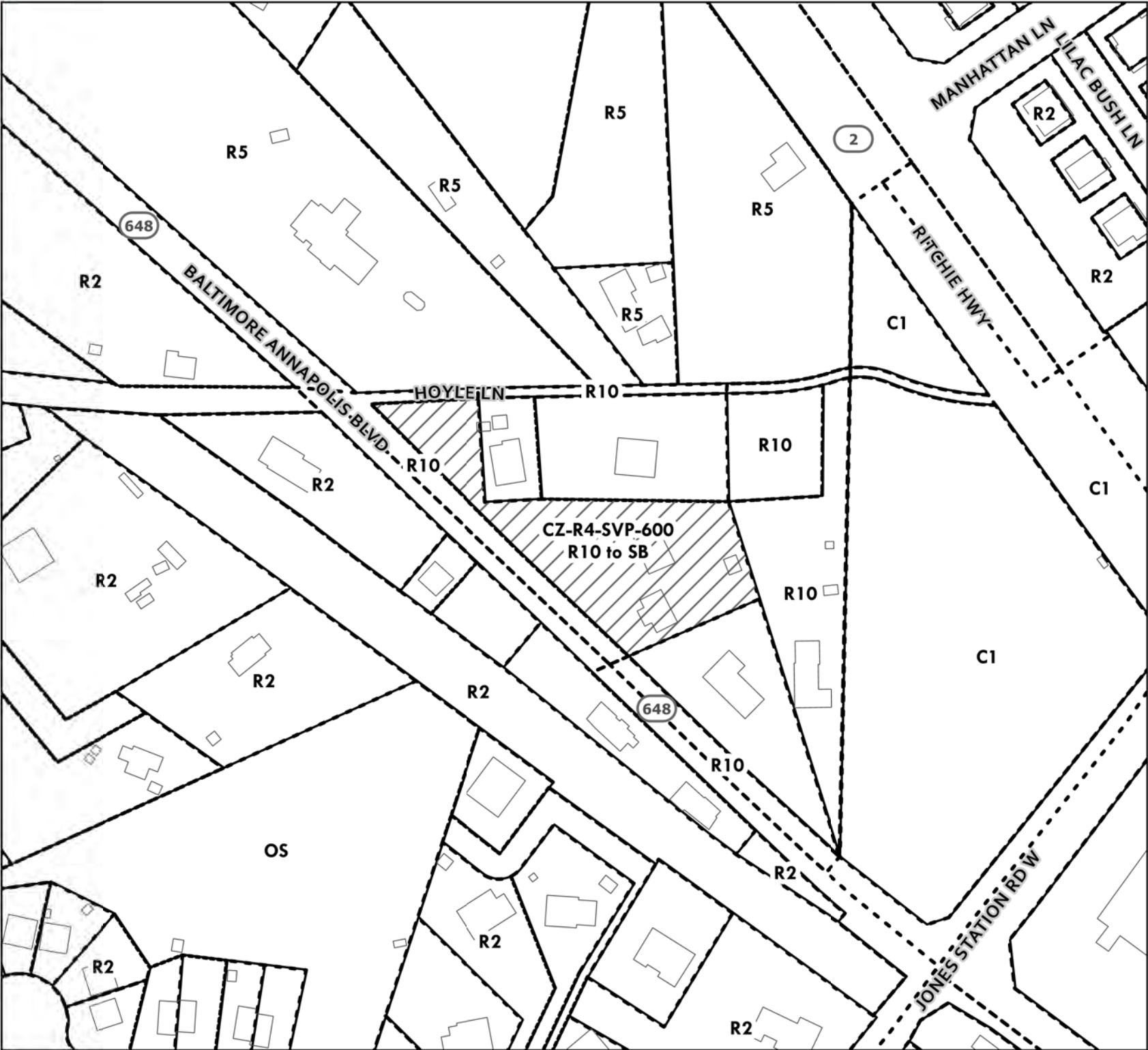
Region 4
Comprehensive Zoning

CZ-R4-SVP-600
R10 TO SB



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 965 Baltimore Annapolis Blvd. , Severna Park 21146 (address). (Include application number if known or applicable: _____)
2. The signs were posted beginning on 05/09/2024 (date), through 05/20/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Adjacent to the driveway
 - b. _____
 - c. _____

AFFIANT:

Thomas C. Lindsay Jr Digitally signed by Thomas C. Lindsay Jr
Date: 2024.05.17 15:17:12 -04'00'

Signature

Thomas C. Lindsay Jr

Printed name and Title (if applicable)

5/17/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024



NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - MAY 20, 2024 AT 6:00 PM

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR
CHANGE OF ZONING FROM R10 TO SB (SMALL BUSINESS).

LOCATION: 965 BALTIMORE-ANNAPOLIS BLVD., SEVERNA PARK

APPLICATION NO.: CZ-R4-SVP-600

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401.

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



AMENDMENT TO BILL NO. 28-24
(Comprehensive Zoning – Region 4)

May 20, 2024

Introduced by Ms. Fiedler

Amendment No. 4

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcels 106, 107, 108, 112, and 115 on Tax Map 32, Tax Account Numbers 3-000-15087800, 3-000-15097600, 3-000-90006349, 3-000-08398600, and 3-000-25209800 from R10 - Residential to R5 Residential as shown in the cross-hatched area on the attached Exhibit D.

(This amendment changes the zoning of the properties known as Parcels 106, 107, 108, 112, and 115 on Tax Map 32, located at 21 Hoyle Lane and 957, 959, 969, and 973 Baltimore Annapolis Boulevard, Severna Park, from R10 – Residential to R5 – Residential.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				PLU	CZ	PLU	CZ
21 Hoyle Lane, Severna Park, MD 21446	32	108	3-000-15087800	PLU-R4-SVP-101	CZ-R4-SVP-101	PLU-R4-SVP-700	CZ-R4-SVP-700
973 Baltimore Annapolis Blvd, Severna Park, MD 21446	32	112	3-000-15097600	PLU-R4-SVP-101	CZ-R4-SVP-101	PLU-R4-SVP-700	CZ-R4-SVP-700
969 Baltimore Annapolis Blvd, Severna Park, MD 21446	32	115	3-000-90006349	PLU-R4-SVP-101	CZ-R4-SVP-101	PLU-R4-SVP-700	CZ-R4-SVP-700
957 Baltimore Annapolis Blvd, Severna Park, MD 21446	32	106	3-000-08398600	PLU-R4-SVP-210	CZ-R4-SVP-210	PLU-R4-SVP-700	CZ-R4-SVP-700
959 Baltimore Annapolis Blvd, Severna Park, MD 21446	32	107	3-000-25209800	PLU-R4-SVP-210	CZ-R4-SVP-210	PLU-R4-SVP-700	CZ-R4-SVP-700

Bill No. 28-24

Amendment No. 4




Exhibit D

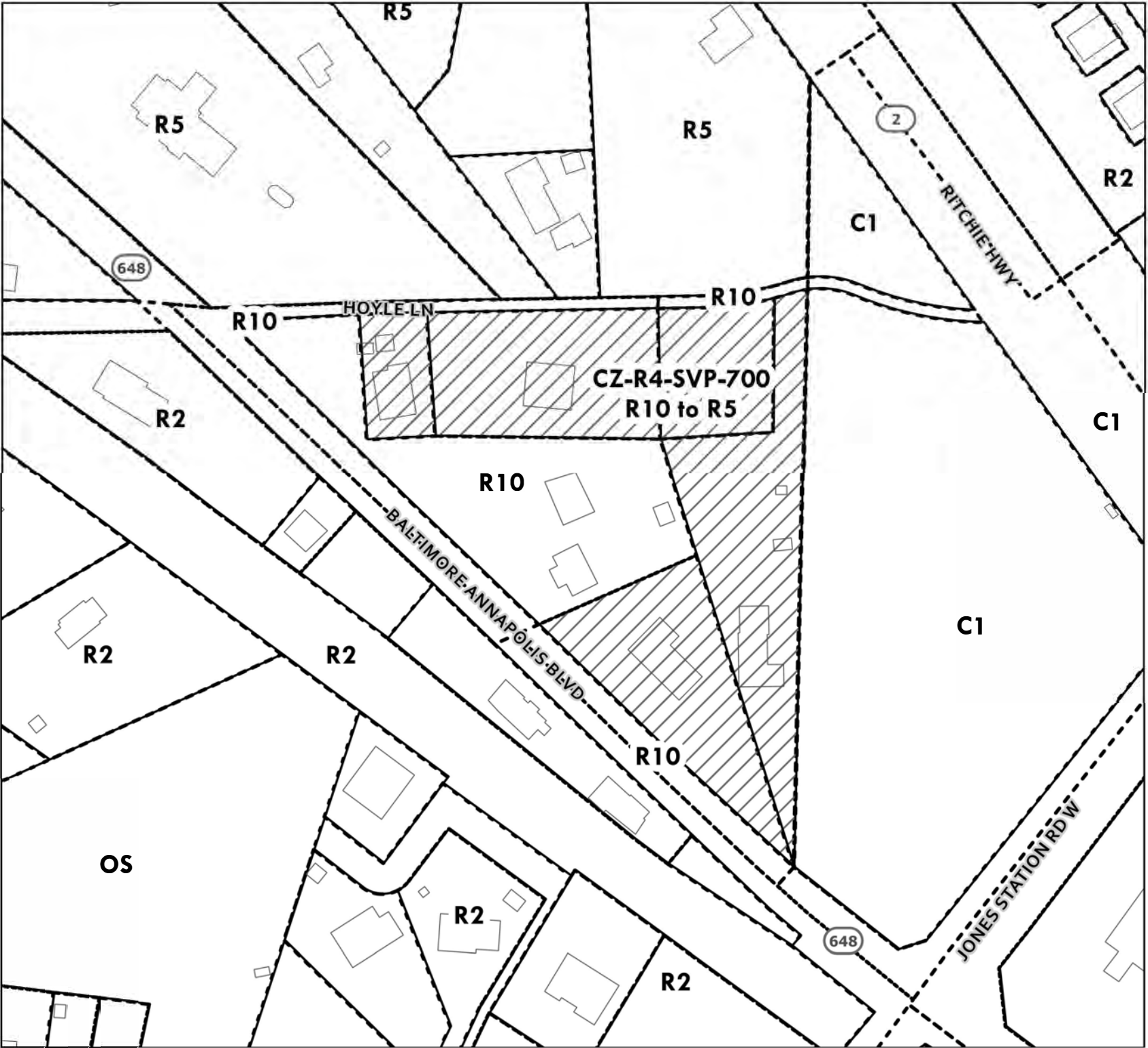
*Region 4
Comprehensive Zoning*

**CZ-R4-SVP-700
R10 TO R5**



Legend

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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Ms. Fiedler

Amendment No. 5

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 95 on Tax Map 46, Tax Account Number 03-000-90007956, from MA2 – Light Commercial Marina to MA1-B – Neighborhood Marina as shown in the cross-hatched area on the attached Exhibit E.

(This amendment changes the zoning of the property known as 1637 Orchard Beach Road, Annapolis, from MA2 – Light Commercial Marina to MA1-B – Neighborhood Marina.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-BDN-017	CZ-R4-BDN-601
PLU	PLU-R4-BDN-103A	n/a
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 5

Exhibit No. E

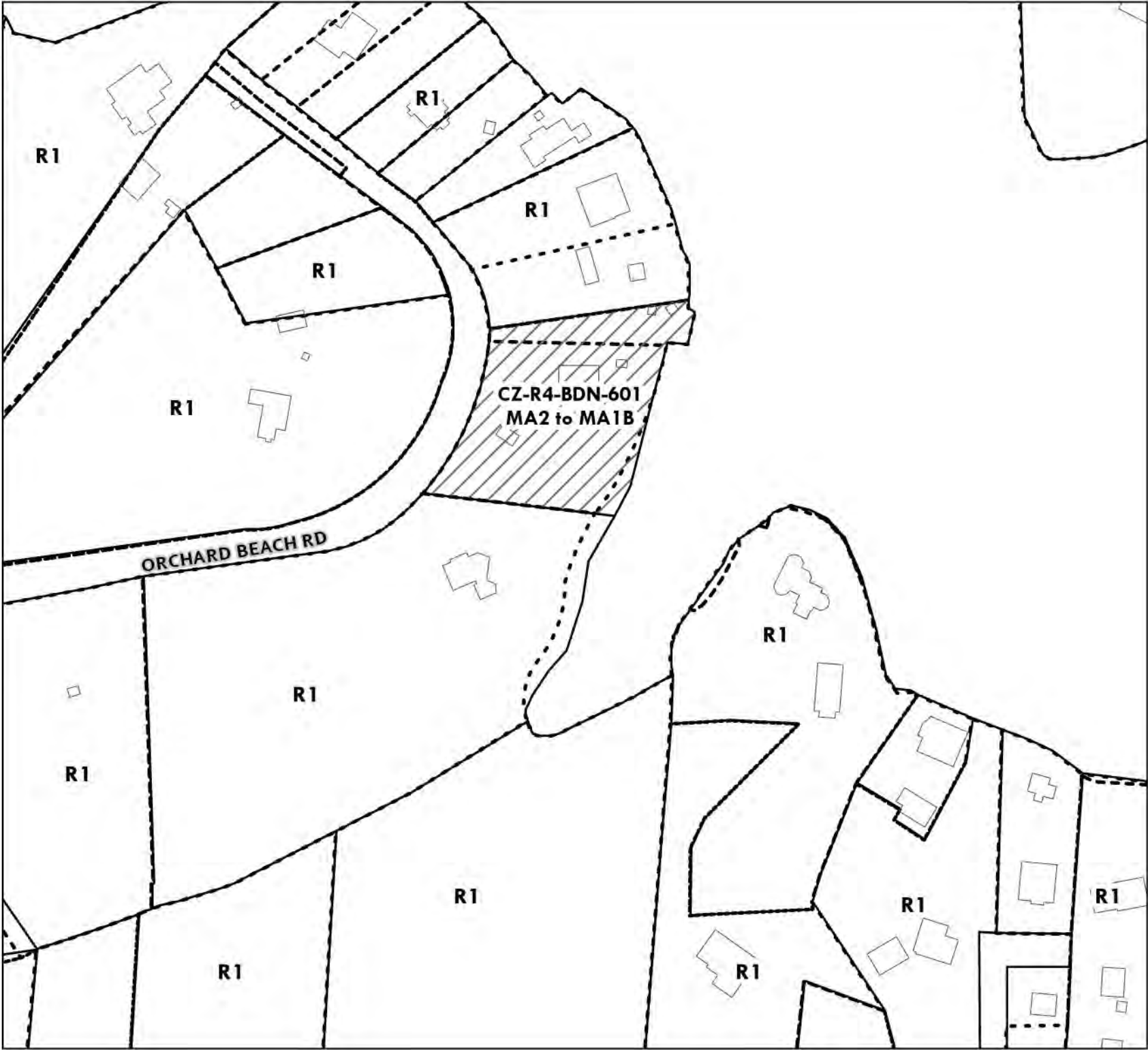
Region 4
Comprehensive Zoning

CZ-R4-BDN-601
MA2 TO MA1B



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 1637 Orchard Beach Rd., Annapolis, MD 21409 (address). (Include application number if known or applicable: _____)
2. The signs were posted beginning on 05/20/2024 (date), through 05/30/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Front yard Facing Orchard Beach Rd
 - b. Permanent 4x4 Affixed to Pier facing Mill Creek
 - c. _____

AFFIANT:

Adam Sanders

Digitally signed by Adam Sanders
Date: 2024.05.20 17:07:28 -04'00'

Signature

Adam Sanders

Printed name and Title (if applicable)

5/20/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - (SEE BELOW FOR INFO)

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE

ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:

**CHANGE OF ZONING FROM MA2-LIGHT
COMMERCIAL MARINA TO MA1B-NEIGHBORHOOD**

MARINA

LOCATION 1637 ORCHARD BEACH ROAD, ANNAPOLIS

APPLICATION NO. CZ-R4-BDN-601

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 (SEE BELOW FOR INFO)

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE

ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:

CHANGE OF ZONING FROM MA2-LIGHT

COMMERCIAL MARINA TO MA1B-NEIGHBORHOOD

MARINA

LOCATION: 1637 ORCHARD BEACH ROAD, ANNAPOLIS

APPLICATION NO. CZ-R4-BDN-601

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

COMPREHENSIVE ZONING NOTICE

No. Signs Required: 2

Application #: CZ-R4-BDN-601

Region: 4

Location: 1637 ORCHARD BEACH ROAD ANNAPOLIS

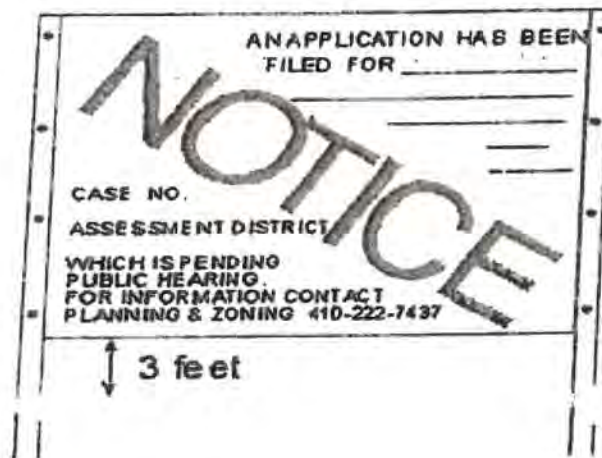
Posting and maintaining Public Notice Signs for a Comprehensive Zoning application is the applicant's responsibility. The sign(s) for a Comprehensive Zoning application shall be posted not less than 10 DAYS PRIOR to the date of the HEARING.

The signs must remain posted until the date of the public hearing. FAILURE to post your sign(s) may postpone your HEARING.

From Section 18-2-108(b) of the County Code: "Signs shall be located not more than 10 feet from each boundary of the subject property that abuts a public road or navigable water, except that, if required by flora covering the property or topographic conditions of the land, a sign may be posted farther away than 10 feet from the boundary to enhance its visibility. If the property does not abut a public road, one or more signs shall be posted in locations that can be readily seen by the public. The bottom of each sign shall be erected at least three feet above the ground."

Signs shall be securely attached
with at least 4 evenly spaced fasteners
along the edge of the sign on 2-in X
2-inch wood posts.

Coroplast sign furnished by the
Office of Planning and Zoning
2664 Riva Rd., Annapolis, MD 21401



Adam Sanders
Applicant/Representative Receiving Sign(s) - PRINT

Adam Sanders
Applicant/Representative Receiving Sign(s) - SIGNATURE

John M. Butcher
Office of Planning and Zoning Representative Presenting Sign(s)

5/20/24
Date

5/20/2024
Date

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Mr. Volke

Amendment No. 6

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 2 on Tax Map 18, Tax Account Number 03-694-25896701, from OS - Open Space to R2 - Residential as shown in the cross-hatched area on the attached Exhibit F.

(This amendment changes the zoning of the property known as 1628 Wall Drive, Pasadena, from OS - Open Space to R2 - Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-139	CZ-R4-PAS-601
PLU	PLU-R4-PAS-139	PLU-R4-PAS-601
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 6




Exhibit No. F

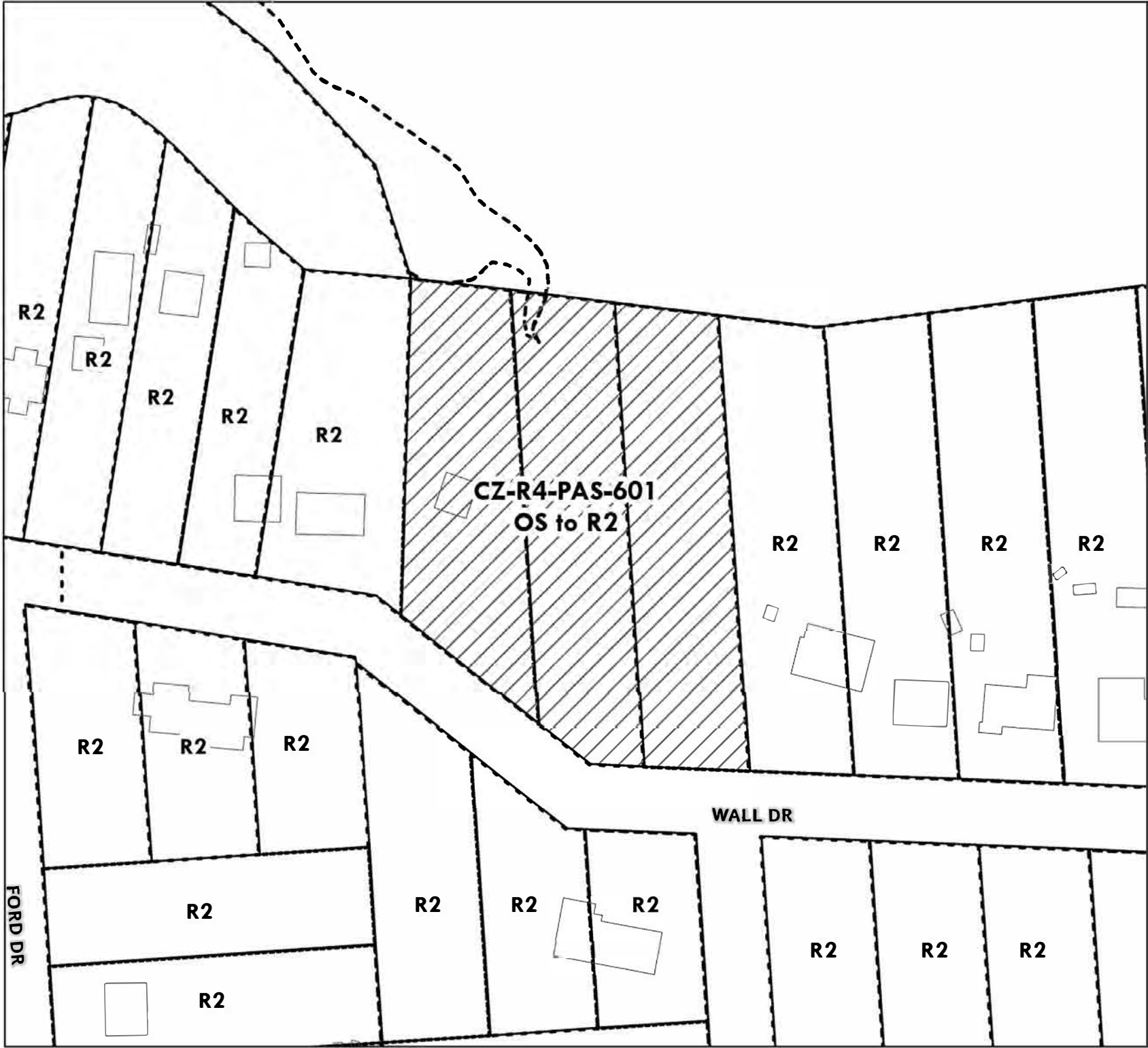
*Region 4
Comprehensive Zoning*

**CZ-R4-PAS-601
OS TO R2**



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 1628 Wall Drive Pasadena Md (address). (Include application number if known or applicable: CZ-R4-PAS-601)
2. The signs were posted beginning on 5/22/24 (date), through 5/31/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. At front of property 1628 Wall Drive
 - b. Rear of property @ barn
 - c. _____

AFFIANT:

Fredrick F. Rose Jr
Signature

Fredrick F. Rose Jr
Printed name and Title (if applicable)

5/22/24 - 5/31/24
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: complan@montgomerycountymd.gov.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - (SEE BELOW FOR INFO)

• ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

• AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM OS-OPEN SPACE
TO R2-RESIDENTIAL

• LOCATION: 1628 WALL DRIVE, PASADENA

• APPLICATION NO.: CZ-R4-PAS-601

• FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - (SEE BELOW FOR INFO)

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:

CHANGE OF ZONING FROM OS-OPEN SPACE

TO R2-RESIDENTIAL .

LOCATION: 1628 WALL DRIVE, PASADENA

APPLICATION NO. CZ-R4-PAS-601

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

NOTICE

PUBLIC HEARING NOTICE 2024 - SEE BELOW FOR INFO
A PUBLIC HEARING ON THE PROPOSED "SHEEP" ANIMALS TO THE
MUNICIPALITY OF NEW HAMPSHIRE TO BE HEARD ON THE 20TH
JANUARY 2024 HAS BEEN SET FOR THE 20TH JANUARY 2024
LOCATION OF THE HEARING FROM 6:00 PM TO 8:00 PM
TO BE HELD IN THE

LOCATION OF THE HEARING FROM 6:00 PM TO 8:00 PM
LOCATION OF THE HEARING FROM 6:00 PM TO 8:00 PM
LOCATION OF THE HEARING FROM 6:00 PM TO 8:00 PM
LOCATION OF THE HEARING FROM 6:00 PM TO 8:00 PM
LOCATION OF THE HEARING FROM 6:00 PM TO 8:00 PM

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Mr. Volke

Amendment No. 7

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the properties known as Parcels 709 and 710 on Tax Map 23, Tax Account Numbers 03-028-23550900 and 03-028-21336520, from C4 – Highway Commercial to R1 – Residential, as shown in the cross-hatched area on the attached Exhibit G.

(This amendment changes the zoning on a portion of the properties known as 8253 & 8257 Baltimore Annapolis Boulevard, Pasadena, from C4 – Highway Commercial to R1 – Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-021 & 022	CZ-R4-PAS-701
PLU	n/a	PLU-R4-PAS-701
DPAO	n/a	n/a
DPA	n/a	n/a





Bill No. 28-24

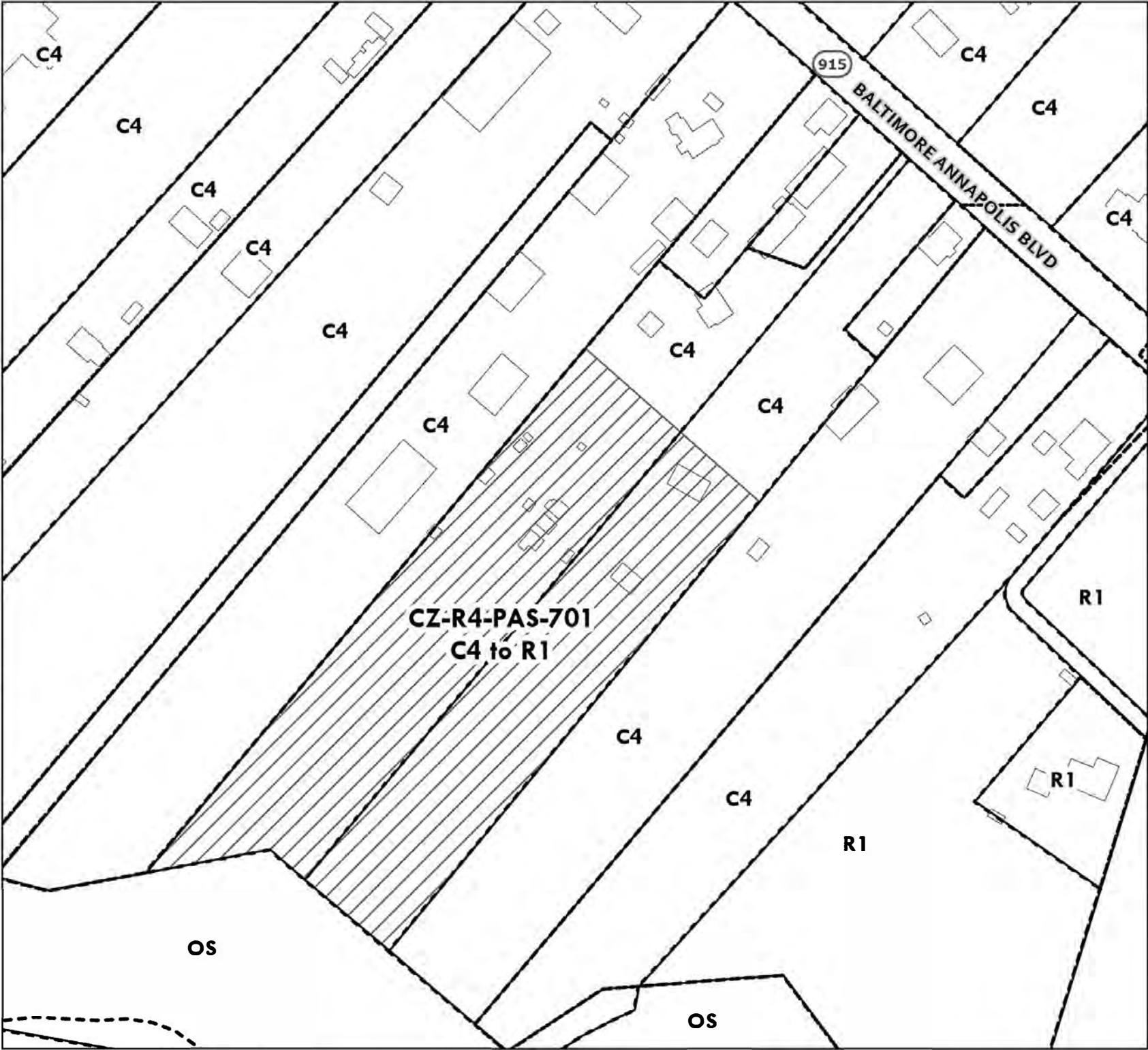
Amendment No. 7
Exhibit No. G

Region 4
Comprehensive Zoning

CZ-R4-PAS-701
C4 TO R1



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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Mr. Volke

Amendment No. 8

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcels 51 and 205 on Tax Map 18, Tax Account Numbers 03-080-90050943 and 03-080-90050945, from OS - Open Space to R2 - Residential as shown in the cross-hatched area on the attached Exhibit H.

(This amendment changes the zoning of the properties known as 2256 and no number Lake Drive, Pasadena, from OS - Open Space to R2 - Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-212	CZ-R4-PAS-702
PLU	PLU-R4-PAS-212	PLU-R4-PAS-702
DPAO	n/a	n/a
DPA	n/a	n/a

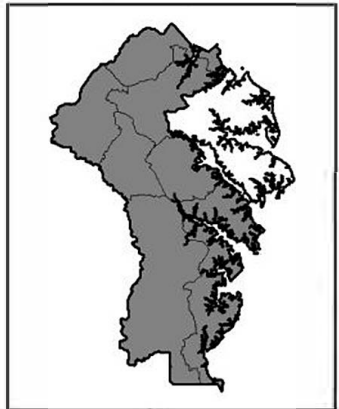
Bill No. 28-24





Amendment No. 8

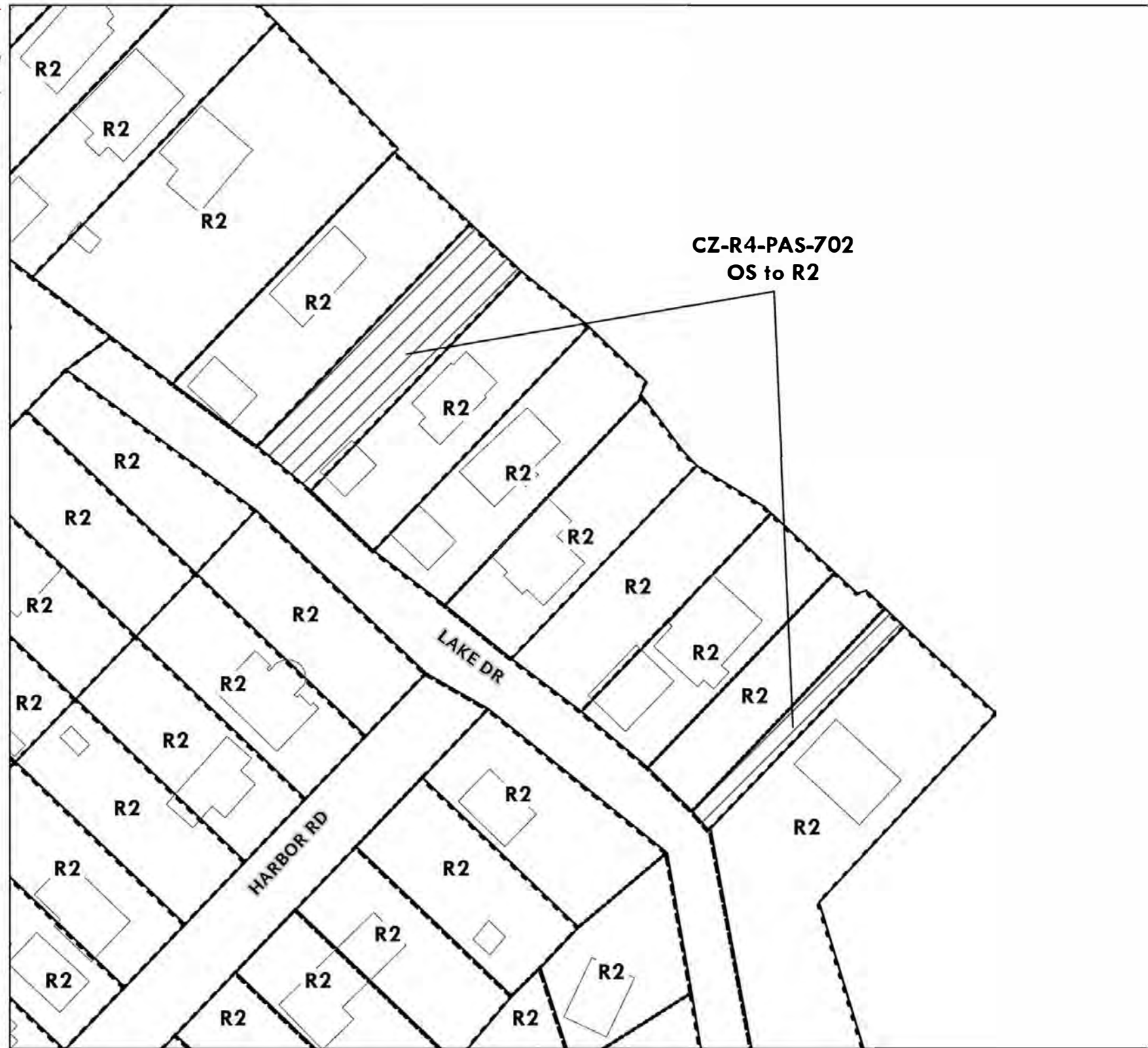
Exhibit No. H

*Region 4
Comprehensive Zoning*

**CZ-R4-PAS-702
OS TO R2**



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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Mr. Volke

Amendment No. 9

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcel 273 on Tax Map 11, Lots 16R and 18R, Tax Account Numbers 03-752-90074726 and 03-752-90028437, from SB - Small Business to R5 - Residential as shown in the cross-hatched area on the attached Exhibit I.

(This amendment changes the zoning of the properties known as 10 & 12 Cloverhill Road, Pasadena, from SB – Small Business to R5 - Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-201	CZ-R4-PAS-705
PLU	PLU-R4-PAS-101	PLU-R4-PAS-705
DPAO	DPAO-R4-PAS-104	DPAO-R4-PAS-705
DPA	n/a	n/a

Bill No. 28-24





Amendment No. 9

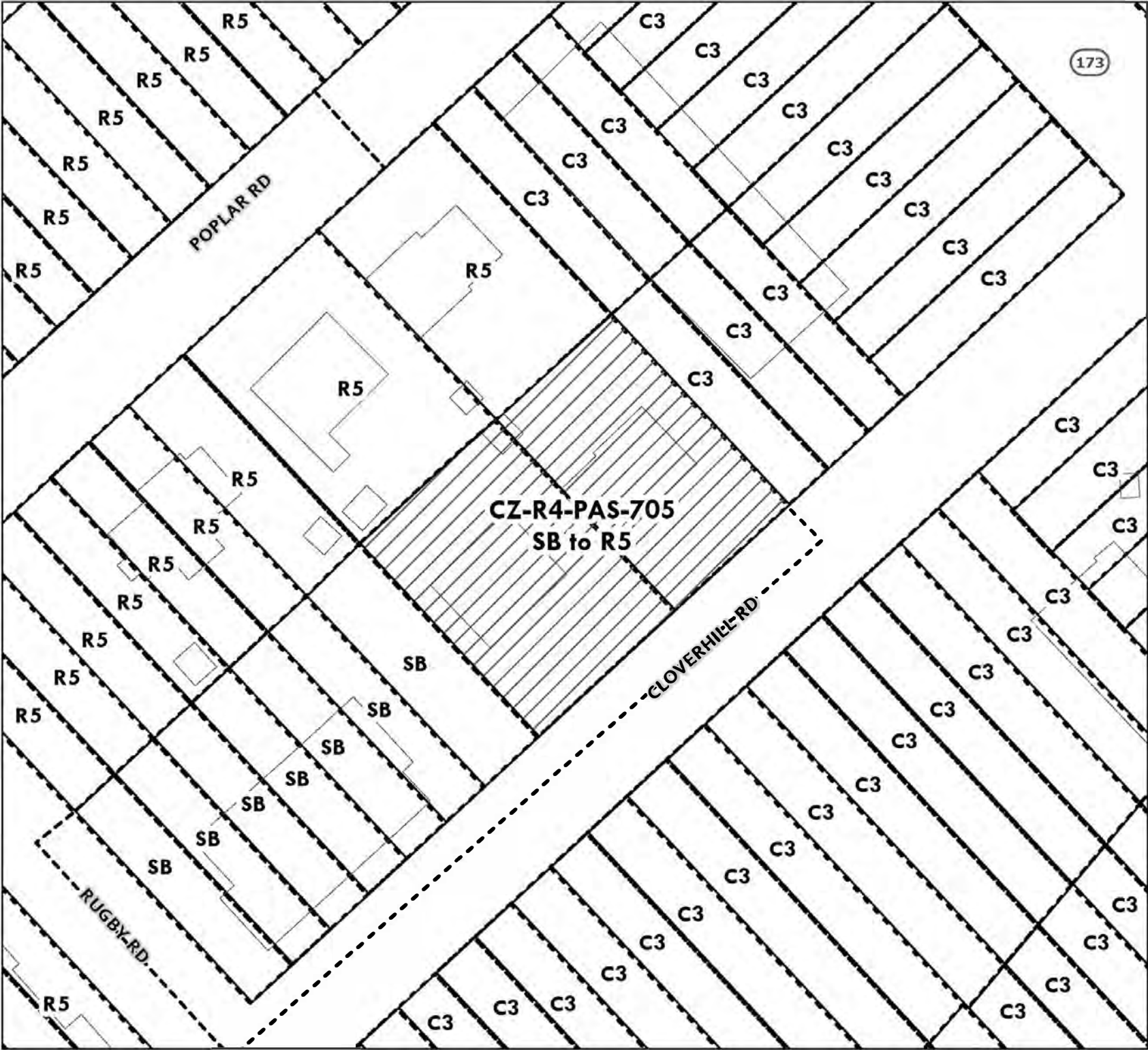
Exhibit No. I

Region 4
Comprehensive Zoning

CZ-R4-PAS-705
SB TO R5



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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Ms. Fiedler

Amendment No. 11

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 296 on Tax Map 23, Tax Account Number 03-000-90002284, from a split of R2 – Residential and OS – Open Space to a split of R2 – Residential, R5 – Residential, and OS – Open Space as shown in the cross-hatched area on the attached Exhibit K.

(This amendment changes the zoning of the property known as 99 Truck House Road, Severna Park, from a split of R2 – Residential and OS – Open Space to a split of R2 – Residential, R5 – Residential, and OS – Open Space.)

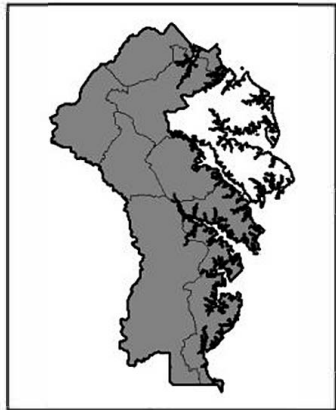
Application Numbers References		
	Prior	Council
CZ	CZ-R4-SVP-113; CZ-R4-SVP-1518, CZ-R4-SVP-1519; CZ-R4-SVP- 1151 & CZ-R4-SVP-1152	CZ-R4-SVP-701
PLU	n/a	PLU-R4-SVP-701
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24





Amendment No. **11**
Exhibit No. **K**

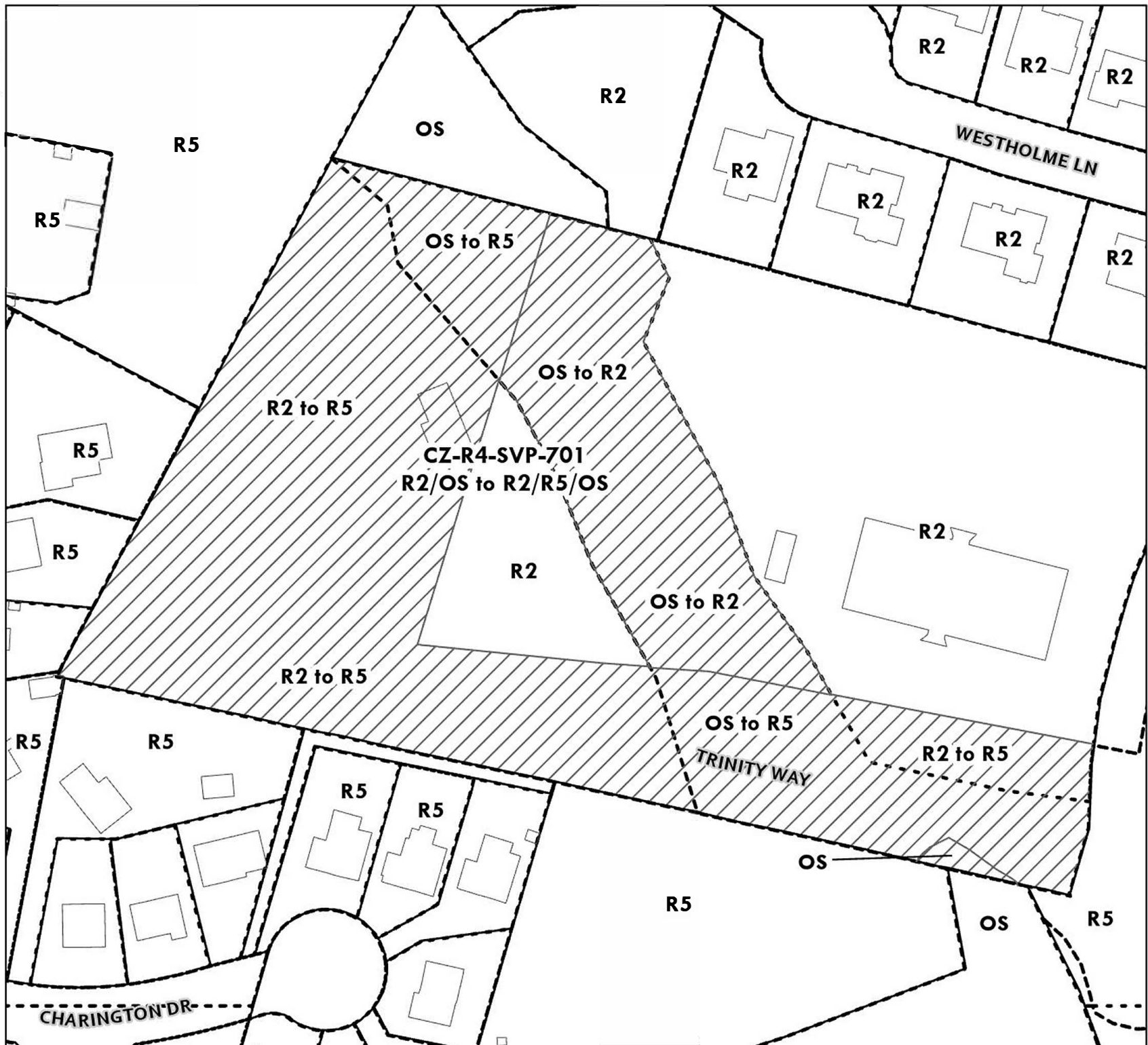
Region 4
Comprehensive Zoning

CZ-R4-SVP-701
R2/OS TO R2/R5/OS



Legend

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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 3, 2024

Introduced by Ms. Fiedler

Amendment No. 12

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcels 440 and 434 on Tax Map 39, Tax Account Numbers 03-656-10056601 and 03-426-21592350 from R2 – Residential to a split of R2 – Residential and RLD – Residential Low Density as shown in the cross-hatched area on the attached Exhibit L.

(This amendment changes the zoning of the properties known as 1468 Grandview Road and an unaddressed parcel off Cascade Road, Arnold, from R2 – Residential to a split of R2 – Residential and RLD – Residential Low Density.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-ARN-105B	CZ-R4-ARN-700
PLU	PLU-R4-ARN-105B	PLU-R4-ARN-700
DPAO	n/a	n/a
DPA	n/a	n/a



MARYLAND

Bill No. 28-24

Amendment No. 12

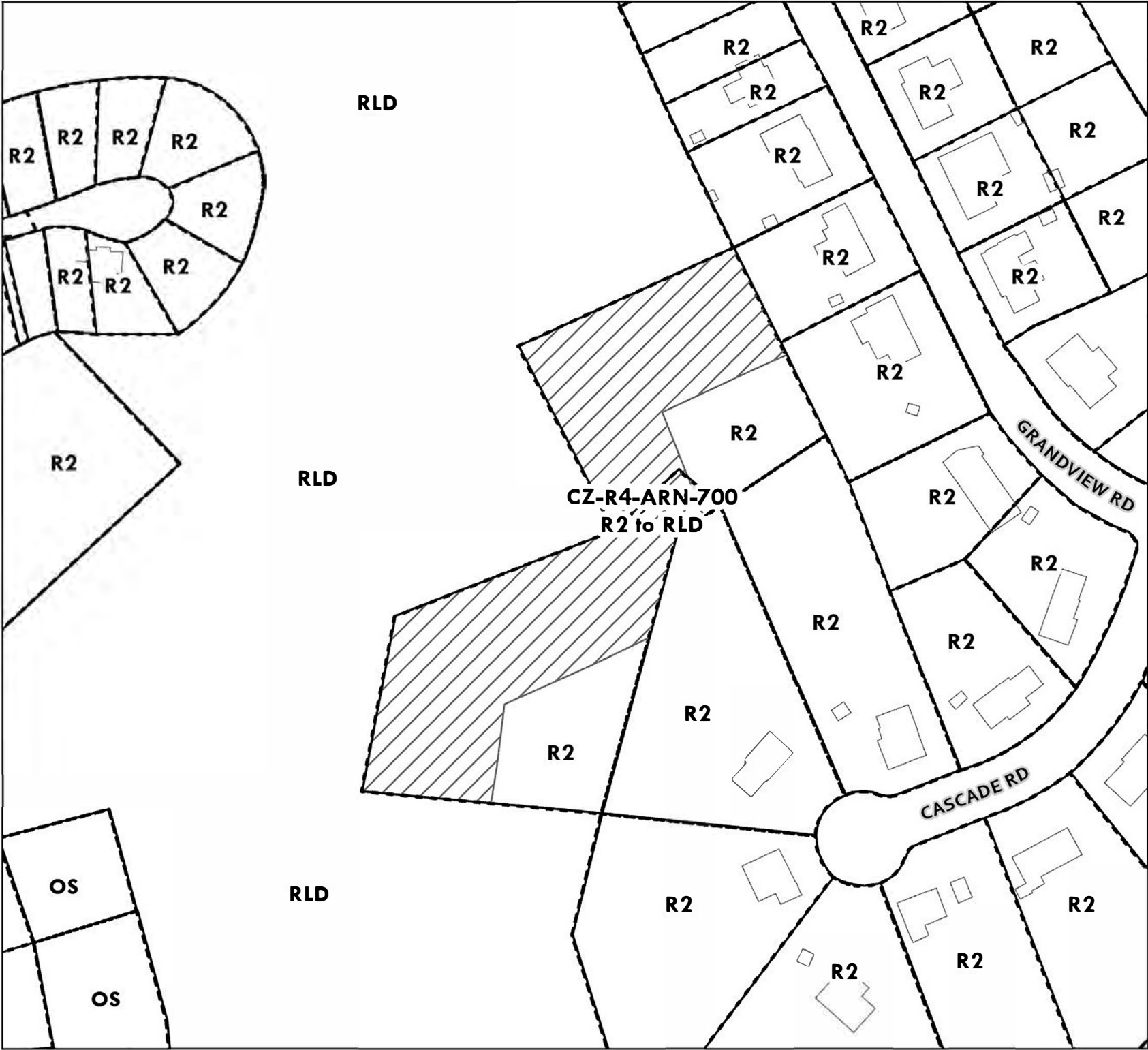
Exhibit No. L

*Region 4
Comprehensive Zoning*

**CZ-R4-ARN-700
R2 TO RLD**



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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 13

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 73 on Tax Map 40, Tax Account Number 03-000-90002312 from R1 – Residential to RLD – Residential Low Density as shown in the cross-hatched area on the attached Exhibit M.

(This amendment changes the zoning of the property known as 1352 Shirleyville Road, Arnold, from R1 – Residential to RLD – Residential Low Density.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-ARN-501	CZ-R4-ARN-701
PLU	PLU-R4-ARN-501	PLU-R4-ARN-701
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 13



Exhibit No. M

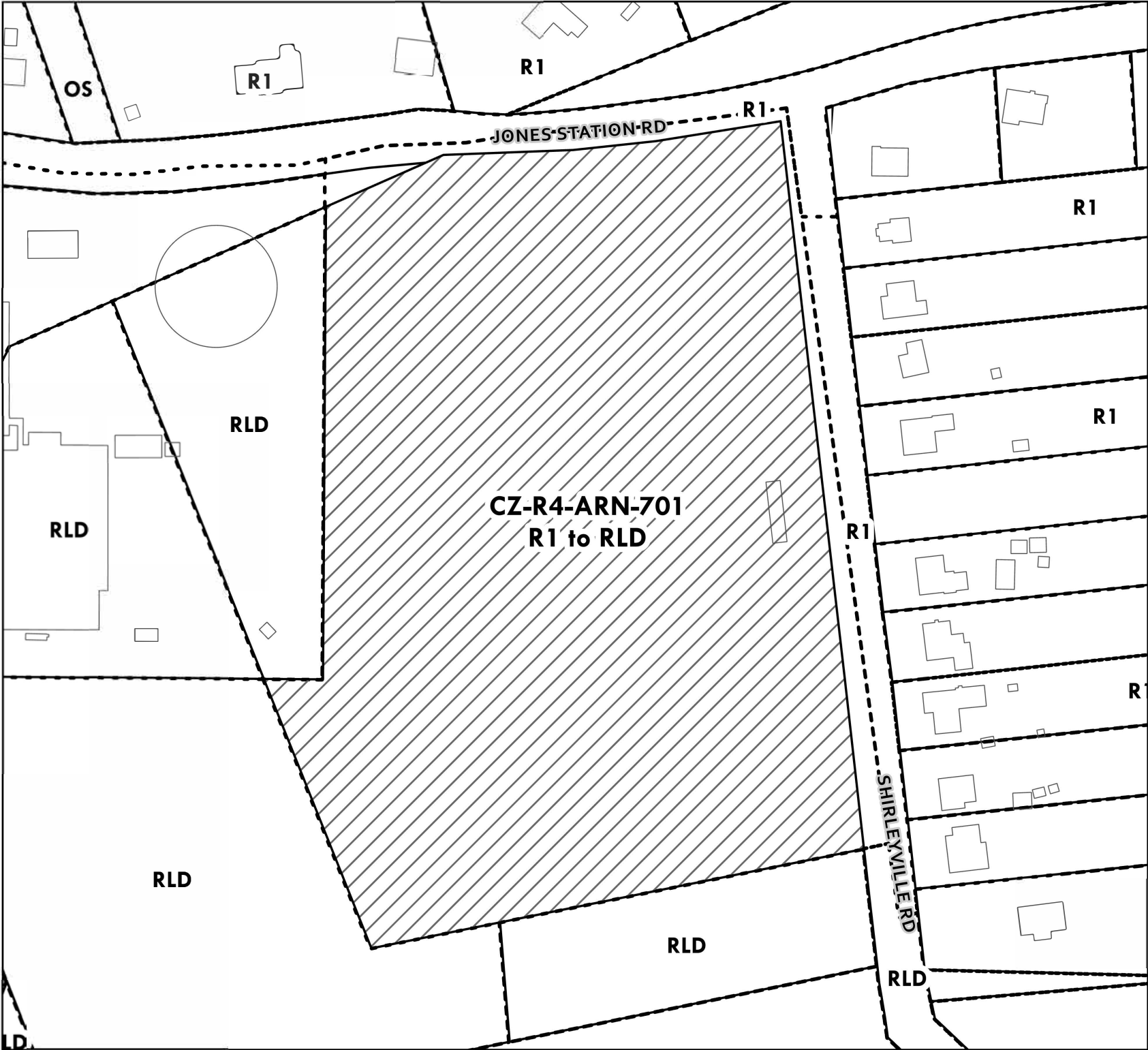
Region 4
Comprehensive Zoning

CZ-R4-ARN-701
R1 TO RLD



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



**AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)**

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 14

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcel ~~184, 309, 1, 3, 483, 463, and 464~~ on Tax Map 40, Tax Account numbers ~~03-000-22917200, 03-000-12329800, 03-000-90215970, 03-000-90216670, 03-000-90046037, 03-000-90031396, and 03-000-90031456~~, from R1-Residential to RLD-Residential Low Density as shown in the cross-hatched area on the attached Exhibit N.
2. Change the zoning of the property known as Parcel 2 on Tax Map 40, Tax Account number 03-000-90215971 from R1-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential as shown in the cross-hatched area on the attached Exhibit N.
3. ~~Change the zoning of the property known as Parcel 244 on Tax Map 40, Tax Account number 03-000-90046036 from R1-Residential and R5-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential as shown in the cross-hatched area on the attached Exhibit N.~~
4. ~~Change the zoning of the property known as Parcel 99 on Tax Map 40, Tax Account number 03-000-33069825 from R5-Residential to a split of OS-Open Space and R5-Residential as shown in the cross-hatched area on the attached Exhibit N.~~
5. Change the zoning of the property known as Parcel 316 on Tax Map 40, Tax Account number 03-000-23506000 from R1-Residential to a split of RLD-Residential Low Density and OS-Open Space as shown in the cross-hatched area on the attached Exhibit N.

(This amendment changes the zoning of the properties known as:

- ~~1401, 1403, 1405, 1440, 1450, 1454, and 1460~~ Shot Town Road, Annapolis from R1-Residential to RLD-Residential Low Density;
- 1441 Shot Town Road, Annapolis from R1-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential;
- ~~1462~~ Shot Town Road, Annapolis from ~~R1-Residential and R5-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential;~~
- ~~1475~~ Shot Town Road, Annapolis from ~~R5-Residential to a split of R5-Residential and OS-Open Space;~~ and
- (no number) Shot Town Road, Annapolis from R1-Residential to a split of RLD-Residential Low Density and OS-Open Space.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
1401 Shot Town Road, Annapolis	40	184	03-000-22917200	CZ-R4-BDN-501	PLU-R4-BDN-501	CZ-R4-BDN-700	PLU-R4-BDN-700
1403 Shot Town Road, Annapolis	40	309	03-000-12329800	CZ-R4-BDN-501	PLU-R4-BDN-501	CZ-R4-BDN-700	PLU-R4-BDN-700
1405 Shot Town Road, Annapolis	40	1	03-000-90215970	CZ-R4-BDN-203	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700
1440 Shot Town Road, Annapolis	40	3	03-000-90216670	CZ-R4-BDN-203	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700
1441 Shot Town Road, Annapolis	40	2	03-000-90215971	CZ-R4-BDN-203, 1022 and 1139	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700
1450 Shot Town Road, Annapolis	40	483	03-000-90046037	CZ-R4-BDN-502	PLU-R4-BDN-502	CZ-R4-BDN-700	PLU-R4-BDN-700
1454 Shot Town Road, Annapolis	40	463	03-000- 90031396	CZ-R4-BDN-110	PLU-R4-BDN-110	CZ-R4-BDN-700	PLU-R4-BDN-700
1460 Shot Town Road, Annapolis	40	464	03-000-90031456	CZ-R4-BDN-502	PLU-R4-BDN-502	CZ-R4-BDN-700	PLU-R4-BDN-700
1462 Shot Town Road, Annapolis	40	244	03-000-90046036	CZ-R4-BDN-218	PLU-R4-BDN-218	CZ-R4-BDN-700	PLU-R4-BDN-700
1475 Shot Town Road, Annapolis	40	99	03-000-33069825	CZ-R4-BDN-503	PLU-R4-BDN-503	CZ-R4-BDN-700	PLU-R4-BDN-700
(no number) Shot Town Road, Annapolis	40	316	03-000-23506000	CZ-R4-BDN-1235	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700

* The redline strikethrough denotes the part vetoed by the County Executive. The veto stands.

Bill No. 28-24

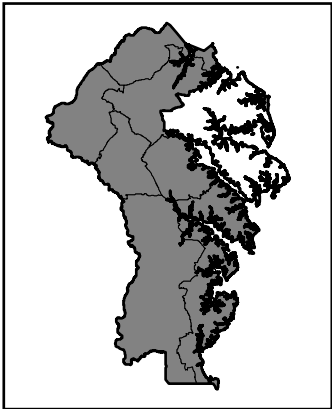
Amendment No. 14

Exhibit No. N





*Region 4
Comprehensive Zoning*

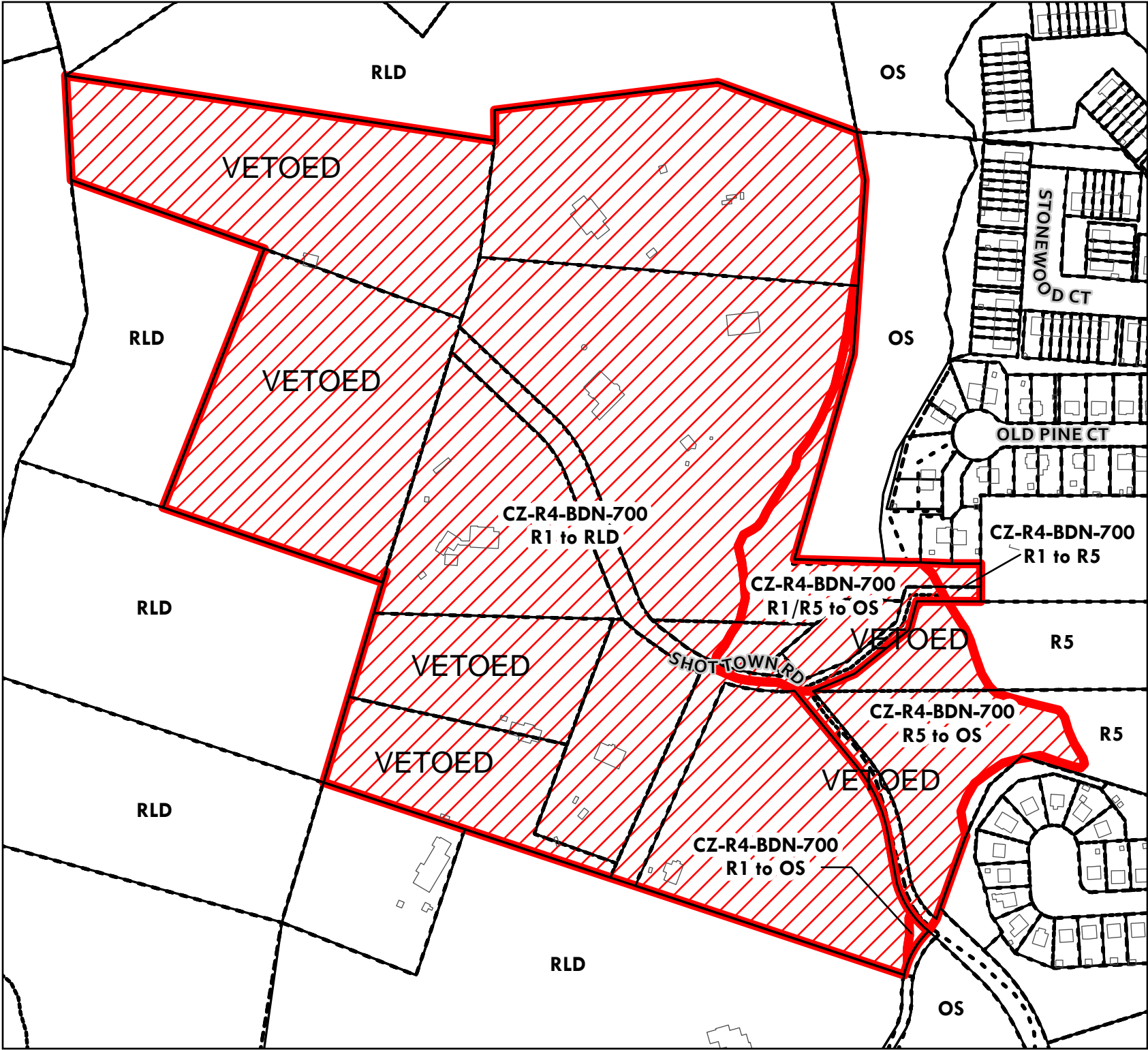
CZ-R4-BDN-700

**R1 TO RLD, R1 TO OS,
R1 TO R5, & R5 TO OS**



Legend

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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 15

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 21 on Tax Map 22, Tax Account Number 03-000-90102942 from C2 – Commercial Office to OS – Open Space as shown in the cross-hatched area on the attached Exhibit O.

(This amendment changes the zoning on a portion of the property known as 8601 Veterans Highway, Millersville, from C2 – Commercial Office to OS – Open Space.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-MRV-1012	CZ-R4-MRV-700
PLU	n/a	PLU-R4-MRV-700
DPAO	n/a	n/a
DPA	n/a	n/a

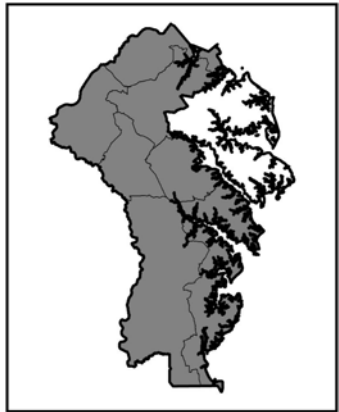
Bill No. 28-24

Amendment No. 15





Exhibit No. 0

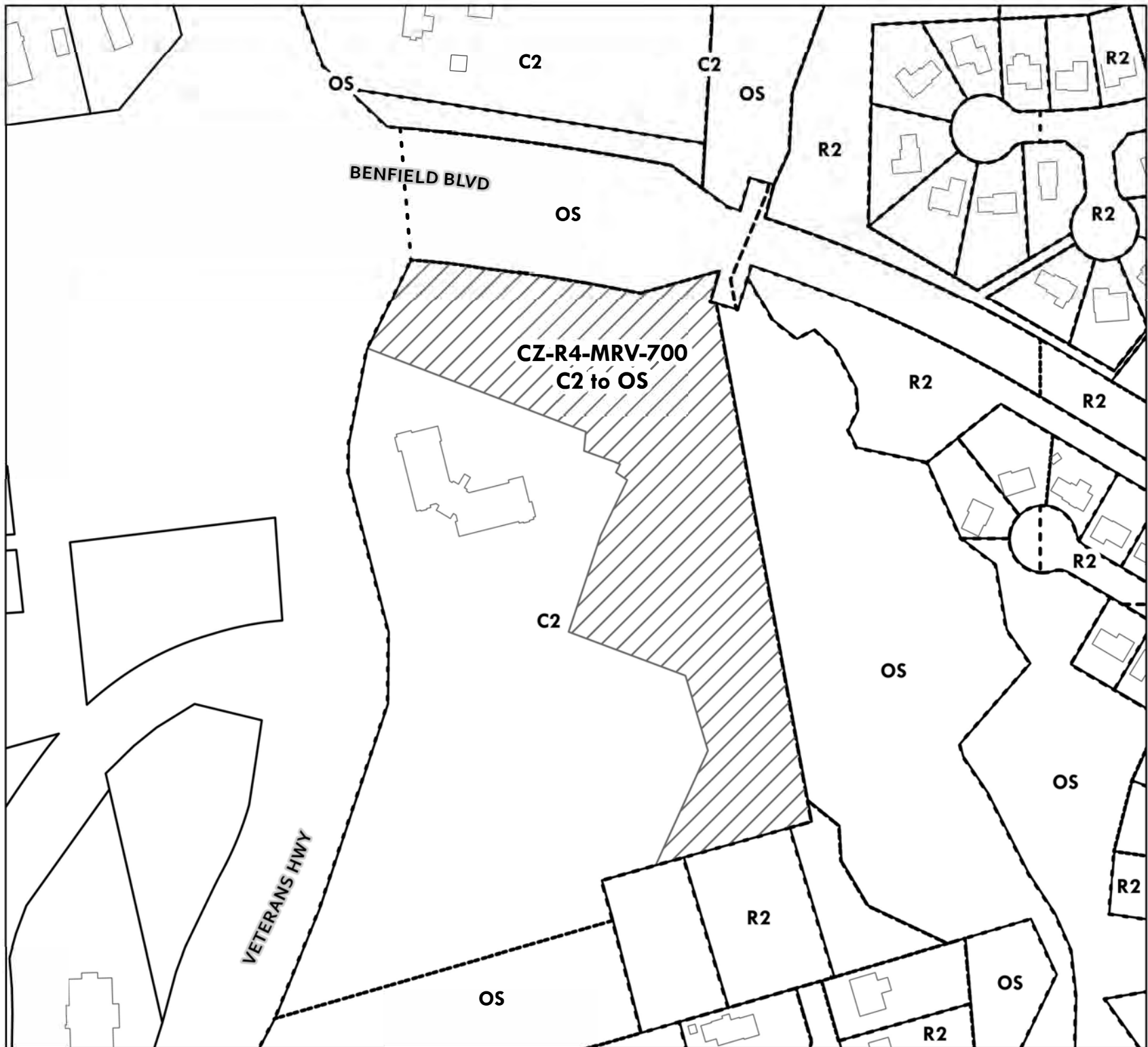
Region 4
Comprehensive Zoning

CZ-R4-MRV-700
C2 TO OS



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



**AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)**

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 16

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcels 97, 120, 236, 121, 122, 123, 124, 126, 282 (Lot 2) 350, 128, 127, 129, 367, 176, 130, 413, 331, 131, 326, 492, 339, 280, 300, 167, 490, 491, 132 and 94 on Tax Map 40, Tax Account numbers 03-000-00474111, 03-000-14508200, 03-000-29006900, 03-000-29006901, 03-000-23699200, 03-000-28263000, 03-000-33377600, 03-000-28632860, 03-000-08702535, 03-000-30185200, 03-000-30148025, 03-000-90016529, 03-000-23494800, 03-000-22640698, 03-000-90016530, 03-000-23699251, 03-000-08017844, 03-000-90002813, 03-000-90008854, 03-000-90002814, 03-000-90008856, 03-000-08017845, 03-000-32950900, 03-000-90003779, 03-000-90003780, 03-000-90008855, 03-000-90008853, 03-000-90035741 and 03-000-29448400 from R1 – Residential to RLD – Residential Low Density as shown in the cross-hatched area on the attached Exhibit P.

(This amendment changes the zoning of the properties known as 409, 433 through 451, and 457 through 477 Broadneck Road; 1406 through 1434, 1439 through 1447, and 1459 Middletown Road; and 221 Bay Dale Drive, Annapolis from R1 – Residential to RLD – Residential Low Density.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
409 Broadneck Road	40	97	03-000-00474111	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
433 Broadneck Road	40	120	03-000-14508200	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
435 Broadneck Road	40	236	03-000-29006900	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
437 Broadneck Road	40	121	03-000-29006901	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701

439 Broadneck Road	40	122	03-000-23699200	CZ-R4- BDN-504	PLU-R4- BDN-504	CZ-R4- BDN-701	PLU-R4- BDN-701
441 Broadneck Road	40	123	03-000-28263000	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
443 Broadneck Road	40	124	03-000-33377600	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
451 Broadneck Road	40	126	03-000-28632860	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
457 Broadneck Road	40	282, Lot 2	03-000-08702535	CZ-R4- BDN-002	PLU-R4- BDN-504	CZ-R4- BDN-701	PLU-R4- BDN-701
473 Broadneck Road	40	350	03-000-30185200	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
477 Broadneck Road	40	128	03-000-30148025	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1406 Middletown Road	40	127	03-000-90016529	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1407 Middletown Road	40	129	03-000-23494800	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1417 Middletown Road	40	367	03-000-22640698	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1418 Middletown Road	40	176	03-000-90016530	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1419 Middletown Road	40	130	03-000-23699251	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1424 Middletown Road	40	413	03-000-08017844	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1430 Middletown Road	40	331	03-000-90002813	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1431 Middletown Road	40	131	03-000-90008854	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1432 Middletown Road	40	326	03-000-90002814	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1433 Middletown Road	40	492	03-000-90008856	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1434 Middletown Road	40	339	03-000-08017845	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1439 Middletown Road	40	280	03-000-32950900	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1441 Middletown Road	40	300	03-000-90003779	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1443 Middletown Road	40	167	03-000-90003780	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1445 Middletown Road	40	490	03-000-90008855	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1447 Middletown Road	40	491	03-000-90008853	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
1459 Middletown Road	40	132	03-000-90035741	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-701	PLU-R4- BDN-701
221 Bay Dale Drive	40	94	03-000-29448400	CZ-R4- BDN-202	PLU-R4- BDN-202	CZ-R4- BDN-7011	PLU-R4- BDN-701

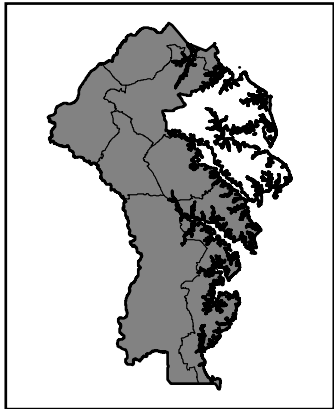
Bill No. 28-24

Amendment No. **16**





Exhibit No. **P**

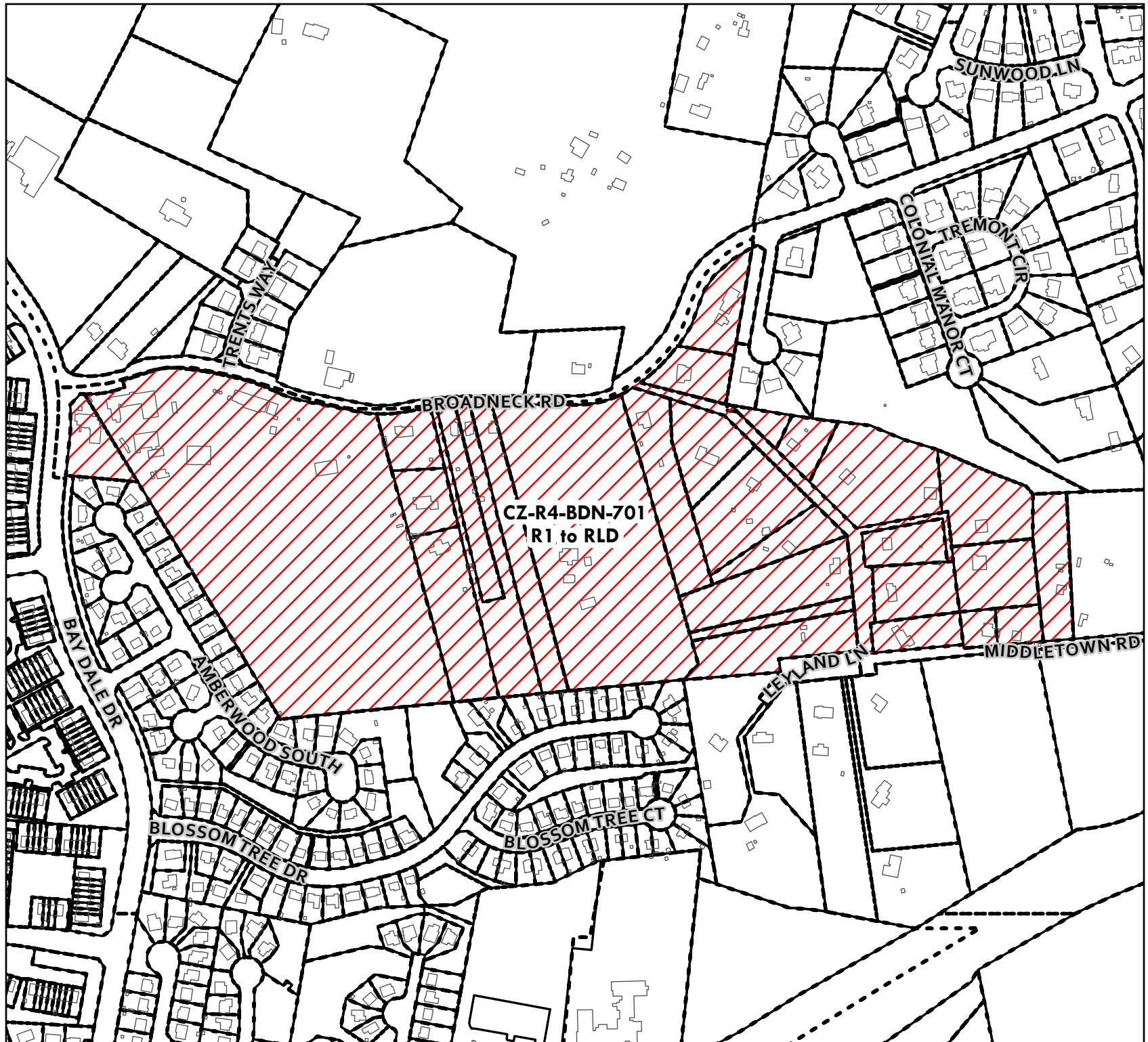
Region 4
Comprehensive Zoning

CZ-R4-BDN-701
R1 TO RLD



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Mr. Volke

Amendment No. 17

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 1012 on Tax Map 16, Tax Account Number 03-896-14463500, from C4 - Highway Commercial to R1 - Residential as shown in the cross-hatched area on the attached Exhibit Q.

Application Numbers References		
	Prior	Council
<i>CZ</i>	CZ-R4-PAS-1557	CZ-R4-PAS-709
<i>PLU</i>	n/a	PLU-R4-PAS-709
<i>DPAO</i>	n/a	n/a
<i>DPA</i>	n/a	n/a

Bill No. 28-24

Amendment No. 17





Exhibit No. Q

Region 4
Comprehensive Zoning

CZ-R4-PAS-709
C4 TO R1



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Mr. Volke

Amendment No. 18

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 931 on Tax Map 16, Tax Account Number 03-660-19644005, from R1 – Residential to R5 – Residential as shown in the cross-hatched area on the attached Exhibit R.

(This amendment changes the zoning on a portion of the property known as 8163 Solley Road, Pasadena, from R1 – Residential to R5 – Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-204	CZ-R4-PAS-708
PLU	PLU-R4-PAS-204	PLU-R4-PAS-708
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 18




Exhibit No. R

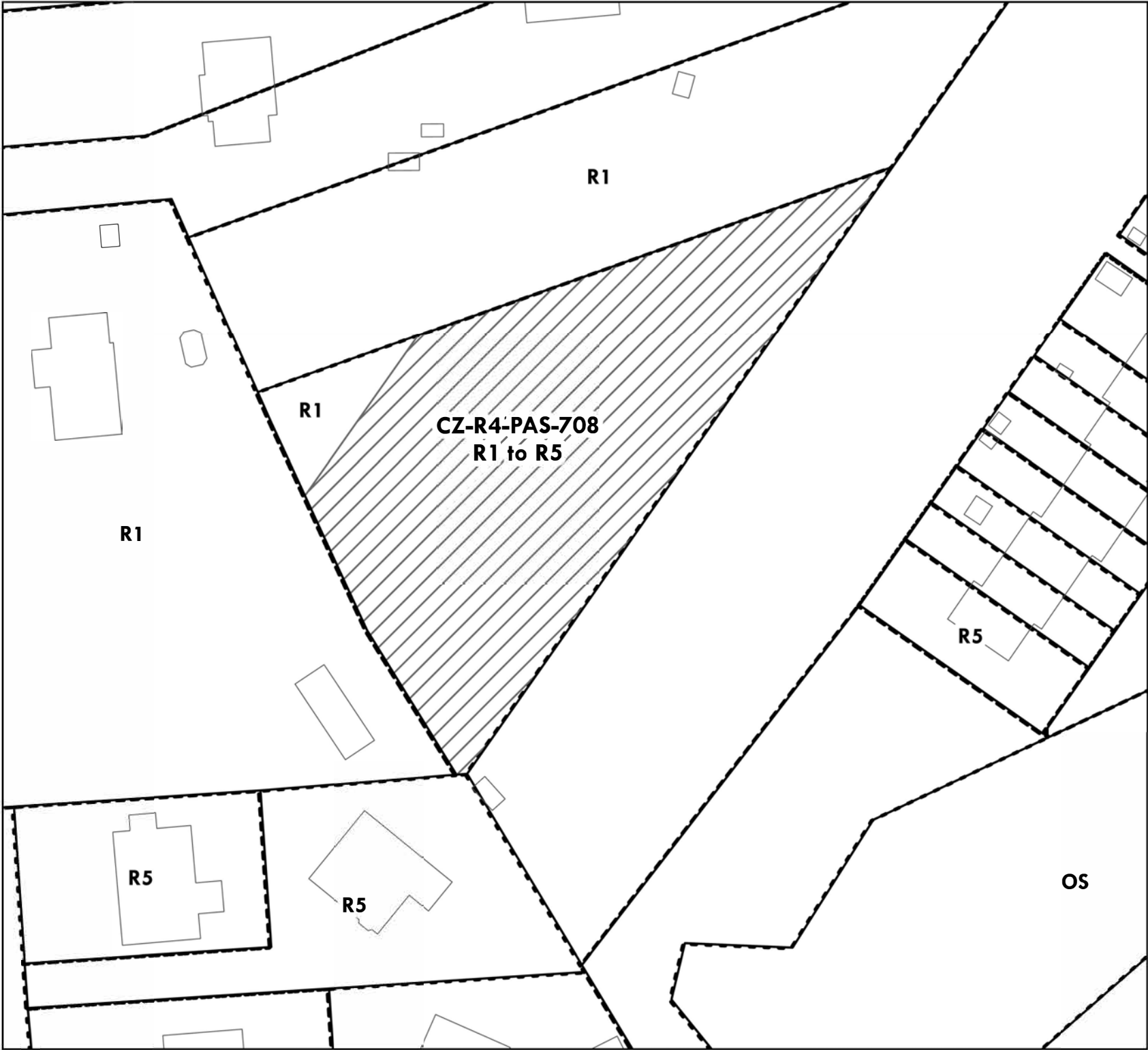
*Region 4
Comprehensive Zoning*

**CZ-R4-PAS-708
R1 TO R5**



Legend

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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 19

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcels 234; 750, Lot 3; 16; 750, Lot 2; 19, Lot 1; 101; 20; 469; 26, Lot 2; 26, Lot 3; 34; 35; 37; 39; 38; 41; 581; 627; 905; 42; 453; 890; 450; 77; 58; 707; 637; 43, Lot 67; 27, Lot 67A; 580; 943; 53, Lot 6; 444; 892; 344, Lot 390; 246, Lot 390; 247, Lot 390; 243, Lot 390; 29; 443; 15; and 245, Lot 389 on Tax Map 32, from MXD-C Commercial to C3 – General Commercial as shown in the cross-hatched area on the attached Exhibit S.

(This amendment changes the zoning of the properties known as 450 through 596 Ritchie Highway; 502, 504, 513, 536 through 568 Baltimore Annapolis Blvd, 501 Leelyn Drive, 50 W. McKinsey Road, 2 Robinson Road, and (no number) Old Annapolis Blvd, Severna Park, from MXD-C Commercial to C3 – General Commercial.)

Property Identifiers				Application Numbers References	
Address	Tax Map	Parcel	Tax Account.No.	Prior	Council
				CZ	CZ
450-486 Ritchie Highway	32	234	03-000-90045723	CZ-R4-SVP-1145 and CZ-R4-SVP-1503	CZ-R4-SVP-702
485 Ritchie Highway	32	750, Lot 3	03-000-90215100	CZ-R4-SVP-1110	CZ-R4-SVP-702
490 Ritchie Highway	32	16	03-000-90037824	CZ-R4-SVP-1076	CZ-R4-SVP-702
491 Ritchie Highway	32	750, Lot 2	03-000-90215098	CZ-R4-SVP-1072	CZ-R4-SVP-702
495 Ritchie Highway	32	19, Lot 1	03-000-02064315	CZ-R4-SVP-1060	CZ-R4-SVP-702
496 Ritchie Highway	32	101	03-000-90014642	CZ-R4-SVP-1104	CZ-R4-SVP-702
497-499 Ritchie Highway	32	20	03-000-11958800	CZ-R4-SVP-1419 and CZ-R4-SVP-1420	CZ-R4-SVP-702
498 Ritchie Highway	32	469	03-000-28660100	CZ-R4-SVP-1071	CZ-R4-SVP-702

500 Ritchie Highway	32	26, Lot 2	03-000-90066575	CZ-R4-SVP-1087	CZ-R4-SVP-702
502 Ritchie Highway	32	26, Lot 3	03-000-11960200	CZ-R4-SVP-1103	CZ-R4-SVP-702
503 Ritchie Highway	32	34	03-000-27211800	CZ-R4-SVP-1062	CZ-R4-SVP-702
509 Ritchie Highway	32	35	03-000-08061178	CZ-R4-SVP-1075	CZ-R4-SVP-702
511 Ritchie Highway	32	37	03-000-28035715	CZ-R4-SVP-1083	CZ-R4-SVP-702
517 Ritchie Highway	32	39	03-000-29646600	CZ-R4-SVP-1047	CZ-R4-SVP-702
518 Ritchie Highway	32	38	03-000-09504650	CZ-R4-SVP-1092	CZ-R4-SVP-702
522 Ritchie Highway	32	41	03-000-16009700	CZ-R4-SVP-1109	CZ-R4-SVP-702
526 Ritchie Highway	32	581	03-000-16009800	CZ-R4-SVP-1046	CZ-R4-SVP-702
530-34 Ritchie Highway	32	627	03-000-02096300	CZ-R4-SVP-1054	CZ-R4-SVP-702
535 Ritchie Highway	32	905	03-000-18783428	CZ-R4-SVP-1055	CZ-R4-SVP-702
537 Ritchie Highway	32	42	03-000-12720405	CZ-R4-SVP-1096	CZ-R4-SVP-702
540 Ritchie Highway	32	453	03-000-11283162	CZ-R4-SVP-1102	CZ-R4-SVP-702
542 Ritchie Highway	32	890	03-000-11283105	CZ-R4-SVP-1059	CZ-R4-SVP-702
550-582 Ritchie Highway	32	450	03-000-90045044	CZ-R4-SVP-1118	CZ-R4-SVP-702
574 Ritchie Highway	32	77	03-000-33802000	CZ-R4-SVP-1065	CZ-R4-SVP-702
575 Ritchie Highway	32	58	03-000-32983100 03-000-32983151 03-000-32983100	CZ-R4-SVP-1042 CZ-R4-SVP-1088 CZ-R4-SVP-1100	CZ-R4-SVP-702
576 Ritchie Highway	32	707	03-000-29078060	CZ-R4-SVP-1106	CZ-R4-SVP-702
586 Ritchie Highway	32	450	03-000-27553473	CZ-R4-SVP-1063	CZ-R4-SVP-702
596 Ritchie Highway	32	637	03-000-00471500	CZ-R4-SVP-1069	CZ-R4-SVP-702
502 Baltimore Annapolis Blvd	32	43, Lot 67	03-585-11817500	CZ-R4-SVP-1045	CZ-R4-SVP-702
504 Baltimore Annapolis Blvd	32	27, Lot 67A	03-585-31976204	CZ-R4-SVP-1191	CZ-R4-SVP-702
513 Baltimore Annapolis Blvd	32	580	03-585-16009500	CZ-R4-SVP-1070	CZ-R4-SVP-702
536 Baltimore Annapolis Blvd	32	943	03-000-33639400	CZ-R4-SVP-1160	CZ-R4-SVP-702
537 Baltimore Annapolis Blvd	32	53, Lot 6	03-585-11393405	CZ-R4-SVP-1117	CZ-R4-SVP-702
541-581 Baltimore Annapolis Blvd	32	444	03-000-32851875	CZ-R4-SVP-1064	CZ-R4-SVP-702
542 Baltimore Annapolis Blvd	32	892	03-000-25834000	CZ-R4-SVP-1052	CZ-R4-SVP-702
550 Baltimore Annapolis Blvd	32	344, Lot 390	03-748-17259600	CZ-R4-SVP-1074	CZ-R4-SVP-702
564 Baltimore Annapolis Blvd	32	246, Lot 390	03-748-00807400	CZ-R4-SVP-1085	CZ-R4-SVP-702
566 Baltimore Annapolis Blvd	32	247, Lot 390	03-000-12065700	CZ-R4-SVP-1058	CZ-R4-SVP-702
568 Baltimore Annapolis Blvd	32	243, Lot 390	03-748-04574593	CZ-R4-SVP-1094	CZ-R4-SVP-702
501 Leelyn Dr	32	29	03-000-11957400	CZ-R4-SVP-1057	CZ-R4-SVP-702
50 W McKinsey Road	32	443	03-000-07077700	CZ-R4-SVP-1093	CZ-R4-SVP-702
2 Robinson Road	32	15	03-000-08783600	CZ-R4-SVP-1079	CZ-R4-SVP-702
Old Annapolis Blvd	32	245, Lot 389	03-748-22121000	CZ-R4-SVP-1043	CZ-R4-SVP-702

Bill No. 28-24





Amendment No. 19

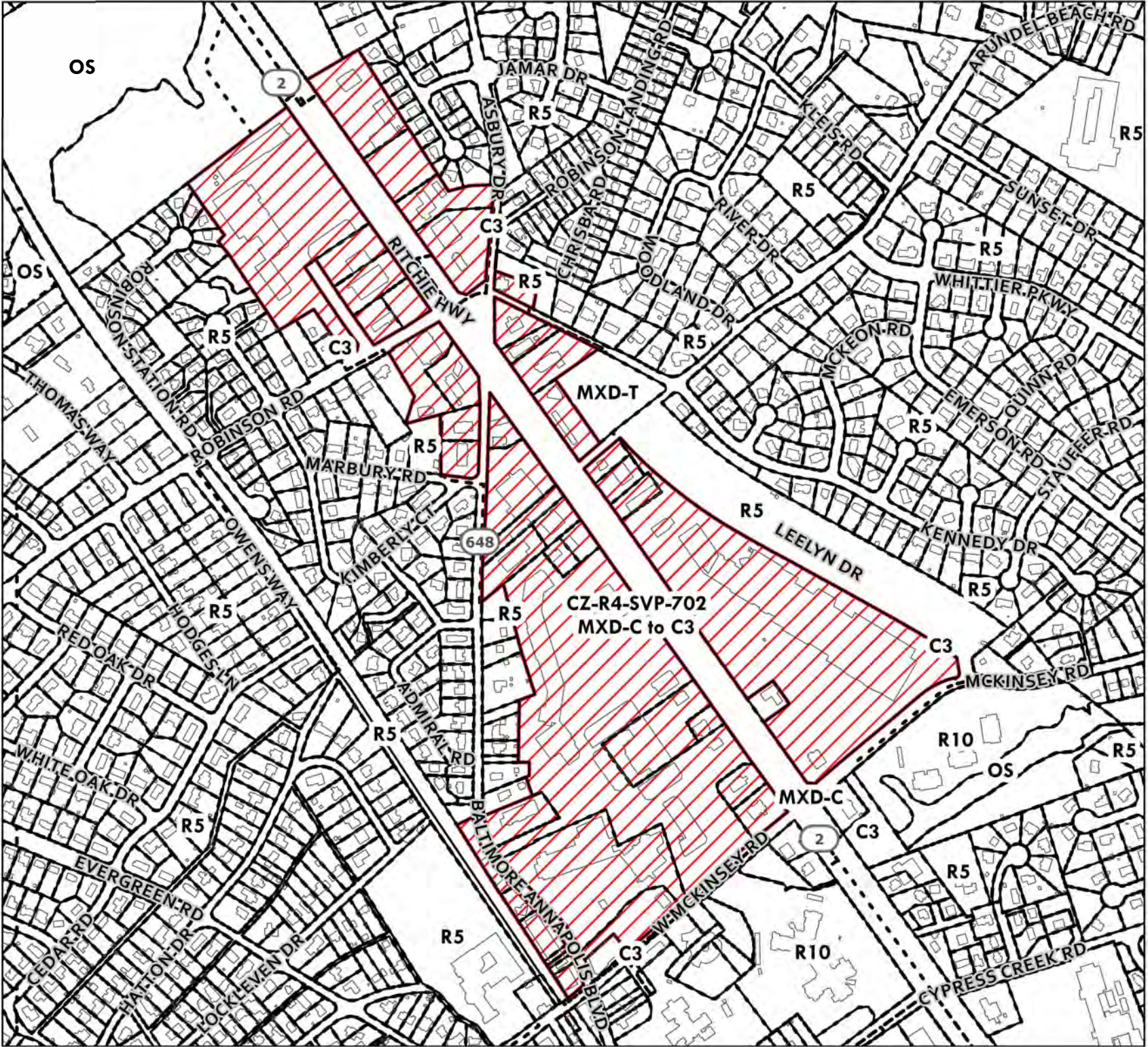
Exhibit No. S

Region 4
Comprehensive Zoning

CZ-R4-SVP-702
MXD-C TO C3



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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Mr. Volke

Amendment No. 20

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the properties known as Parcel 17 on Tax Map 18, Lots 228 through 273 and 356 through 374, Tax Account Numbers 03-630-17350300, 03-630-017350400, 03-630-17350500, 03-630-17350600, 03-630-17350650, 03-630-17350700, 03-630-17350800, 03-630-17350900, 03-630-17351000, 03-630-17351100, 03-630-17352700, 03-630-17352800, 03-630-17352900, 03-630-17353000, and 03-630-90052200, from RLD – Residential Low Density to C3 – General Commercial as shown in the cross-hatched area on the attached Exhibit T.

(This amendment changes the zoning on the properties known as Parcel 17 on Tax Map 18, Lots 228 through 273 and 356 through 374, located along Kurtz Ave, Pasadena, from RLD – Residential Low Density to C3 – General Commercial.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-PAS-604
PLU	n/a	PLU-R4-PAS-604
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24




Amendment No. **20**
Exhibit No. **T**

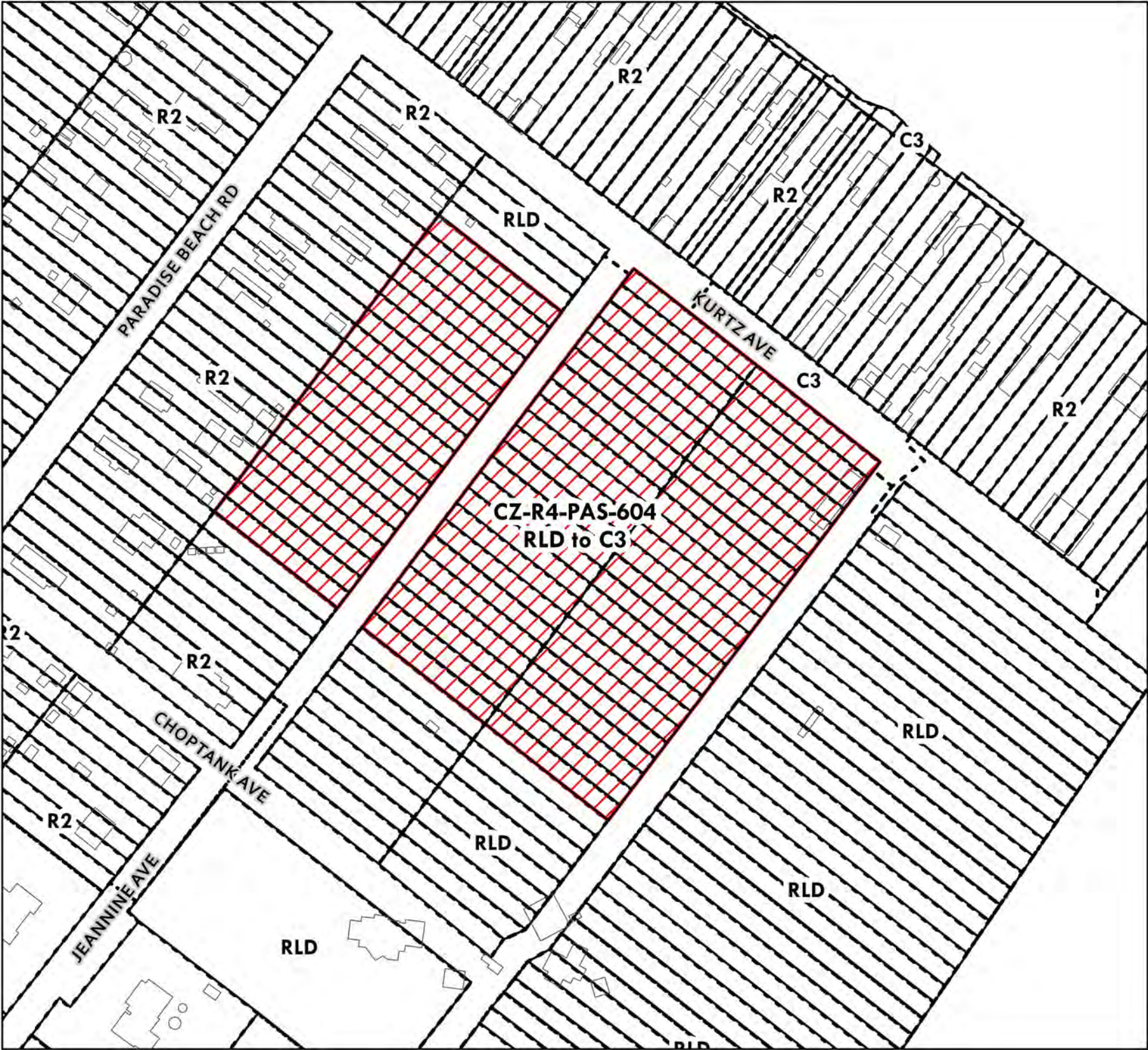
Region 4
Comprehensive Zoning

CZ-R4-PAS-604
RLD TO C3



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





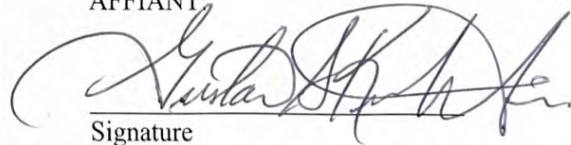
CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 2075 KURTZ AVE (address). (Include application number if known or applicable: CZ - R4 - PAS - 604)
2. The signs were posted beginning on 6/5/2024 (date), through 6/16/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. @ Parking lot Entrance (NORTH WEST) } Both Facing
 - b. @ Parking lot Entrance (SOUTH EAST) } Kurtz Ave.
 - c. _____

AFFIANT:


Signature

GUSTAV S. KURTZ
Printed name and Title (if applicable)

6/16/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024





AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Mr. Volke

Amendment No. 21

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 198 on Tax Map 17, Tax Account Number 03-000-90046240, from R2 – Residential to C4 – Highway Commercial as shown in the cross-hatched area on the attached Exhibit U.

(This amendment changes the zoning on a portion of the property known as 3401 Mountain Road, Pasadena, from R2 – Residential to C4 – Highway Commercial.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-005	CZ-R4-PAS-605
PLU	PLU-R4-PAS-105	PLU-R4-PAS-605
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 21





Exhibit No. U

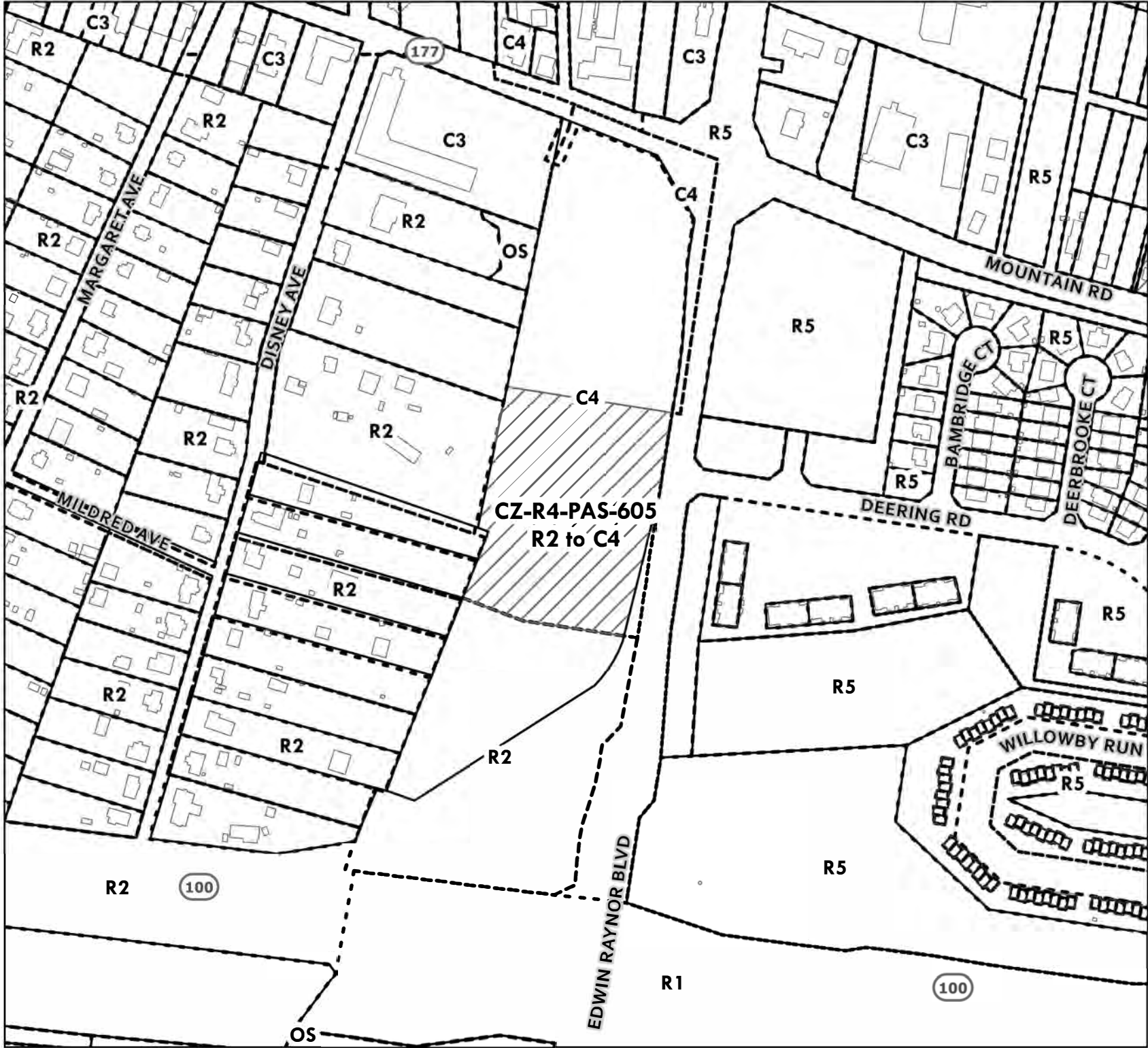
Region 4
Comprehensive Zoning

CZ-R4-PAS-605
R2 TO C4



Legend

-  Change Area
-  Buildings
-  Parcels
-  Proposed Zoning





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 3 (number) sign(s) relating to a request for rezoning for the property known as 3401 Mountain Road, Pasadena, MD 21122 (address). (Include application number if known or applicable: _____)
2. The signs were posted beginning on 06/05/2024 (date), through _____ (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Mountain Road
 - b. Edwin Raynor Blvd
 - c. ramp to MD 100

AFFIANT:

David H. Katz
Signature

David Katz, Principal
Printed name and Title (if applicable)

6/12/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024





NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO
HAYES CENTER, 81 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY ENGINEER FOR
CHANGE THE SPLIT OF ZONING TO 10.24 ACRES C4 & 3.04
ACRES R2

LOCATION: 3621 MOUNTAIN ROAD, PASADENA
APPLICATION NO. C2-RA-PAS-005

FOR INFORMATION CONTACT THE COUNTY ENGINEER AT 410-223-1461
OR EMAIL: ENGINEERING@ANNEAPOLISMD.GOV OR VISIT
THE WEBSITE: WWW.ANNEAPOLISMD.GOV/ENGINEERING

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 22

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 58 on Tax Map 39, Tax Account Number 03-000-34329500, from R1 – Residential to C2 – Commercial Office as shown in the cross-hatched area on the attached Exhibit V.

(This amendment changes the zoning on the property known as 1212 Ritchie Highway, Arnold, from R1 – Residential to C2 – Commercial Office.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-ARN-001	CZ-R4-ARN-600
PLU	n/a	PLU-R4-ARN-600
DPAO	n/a	n/a
DPA	n/a	n/a

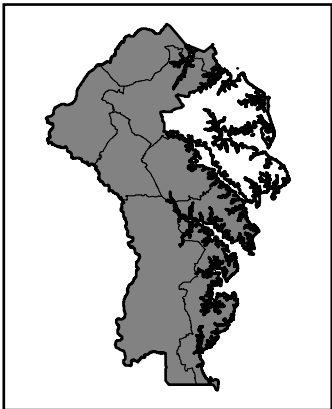
Bill No. 28-24

Amendment No. 22





Exhibit No. V

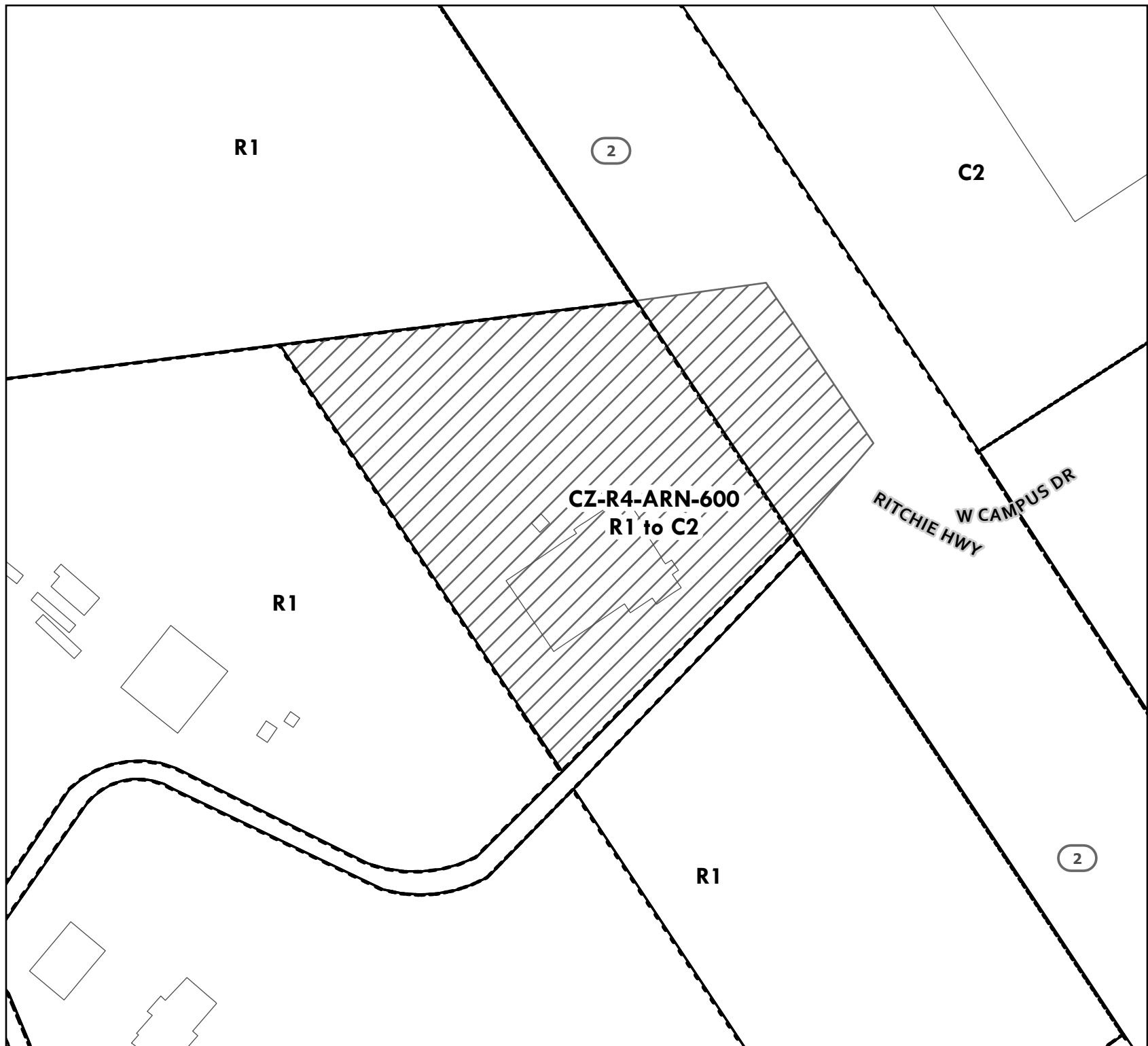
Region 4
Comprehensive Zoning

CZ-R4-ARN-600
R1 TO C2



Legend

-  Change Area
-  Buildings
-  Parcels
-  Proposed Zoning





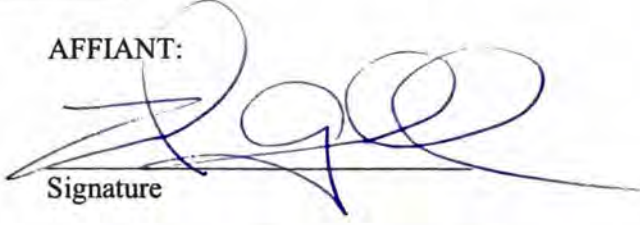
CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 1212 RITCHIE HWY, ARNOLD (address). (Include application number if known or applicable: CZ-R4-ARN-600)
2. The signs were posted beginning on 6/6/2024 (date), through 6/16/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. IN FRONT OF THE BUILDING ON RITCHIE HWY
 - b. _____
 - c. _____

AFFIANT:


Signature

ZACH GOLDMAN
Printed name and Title (if applicable)

6/16/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. : 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R1-RESIDENTIAL TO
C2-COMMERCIAL OFFICE

LOCATION: 1212 RITCHIE HIGHWAY, ARNOLD

APPLICATION NO.: CZ-R4-ARN-600

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R1-RESIDENTIAL TO
C2-COMMERCIAL OFFICE .

LOCATION: 1212 RITCHIE HIGHWAY, ARNOLD

APPLICATION NO.: CZ-R4-ARN-600

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 23

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 161, Lots 14 through 18, and part of Lot 19 on Tax Map 23, Tax Account Number 03-634-19249000, from C1 – Local Commercial to C4 – Highway Commercial as shown in the cross-hatched area on the attached Exhibit W.

(This amendment changes the zoning on the property known as 8348 Ritchie Highway, Pasadena, from C1 – Local Commercial to C4 – Highway Commercial.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-PAS-606
PLU	n/a	n/a
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 23





Exhibit No. W

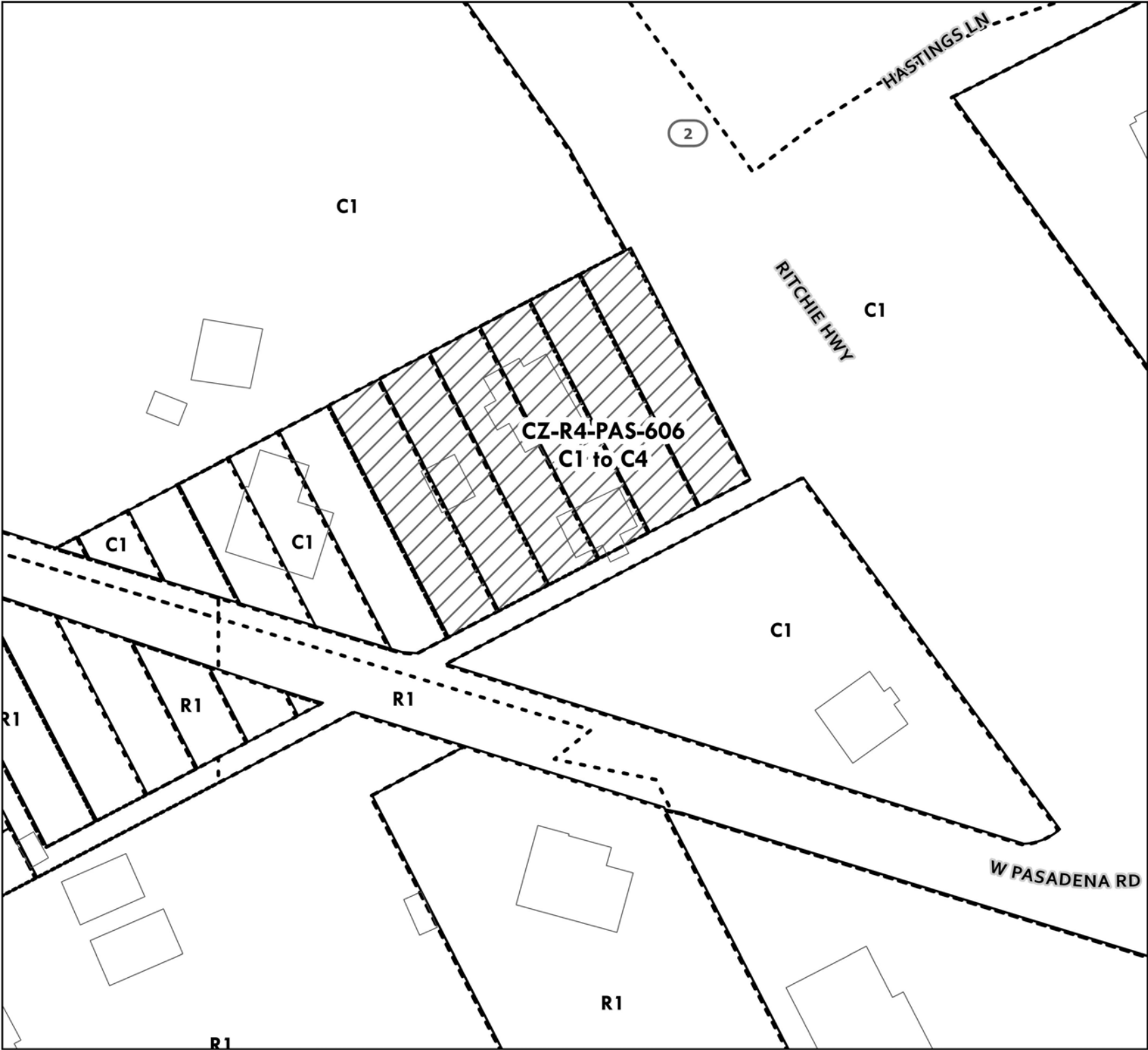
*Region 4
Comprehensive Zoning*

**CZ-R4-PAS-606
C1 TO C4**



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 8348 RITCHIE HWY, PASADENA MD (address). (Include application number if known or applicable: CZ-R4-PAS-606)
2. The signs were posted beginning on JUNE 7, 2024 (date), through JUNE 17, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. ALONG S/B SIDE OF RITCHIE HWY
 - b. DIRECTLY FRONT OF 8348 RITCHIE HWY
 - c. PASADENA, MD 21122

AFFIANT:

Signature

SCOTT WIERKE, OWNER

Printed name and Title (if applicable)

6/17/24

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR
CHANGE OF ZONING FROM C1-LOCAL COMMERCIAL TO
C4-HIGHWAY COMMERCIAL

LOCATION: 8348 RITCHIE HIGHWAY, PASADENA

APPLICATION NO. CZ-R4-PAS-606

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

Jun 7, 2024 at 11:53:16 AM
8348 Governor Ritchie Hwy
Pasadena MD 21122
United States

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 24

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 211 on Tax Map 23, Tax Account Number 03-000-18513050, from R2- Residential to C1 - Local Commercial as shown in the cross-hatched area on the attached Exhibit X.

(This amendment changes the zoning of the property known as 44 Earleigh Heights Road, Severna Park, from R2- Residential to C1 – Local Commercial.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-SVP-601
PLU	n/a	PLU-R4-SVP-601
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 24





Exhibit No. X

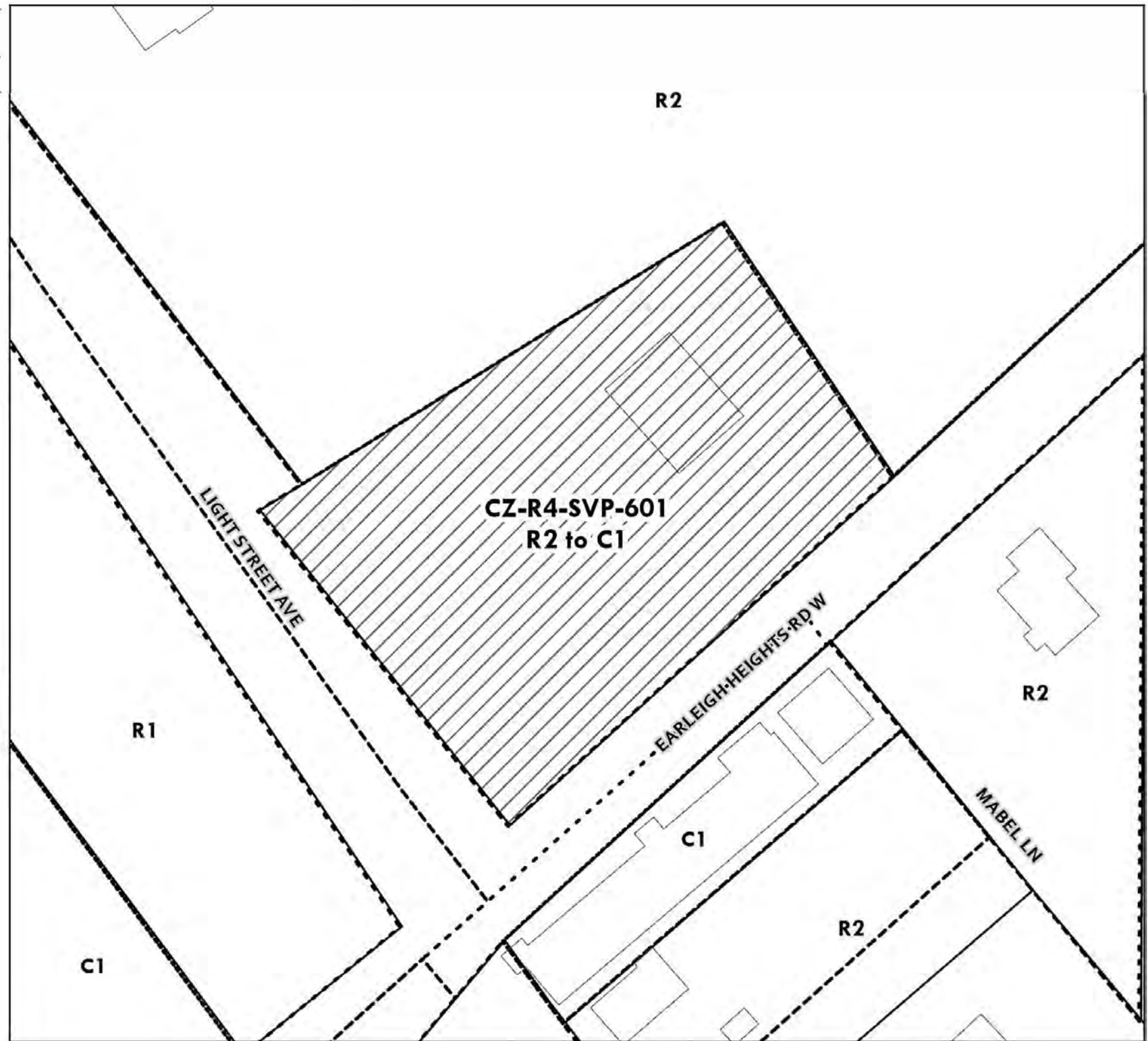
*Region 4
Comprehensive Zoning*

*CZ-R4-SVP-601
R2 TO C1*



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 44 W Earleigh Heights Rd, Severna Park MD 21146 (address). (Include application number if known or applicable: CZ-R4-SVP-601)
2. The signs were posted beginning on 5/20/24 (date), through 5/30/24 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Light Street (on subject property)
 - b. W. Earleigh Heights Rd (on subject property)
 - c. _____

AFFIANT:

Douglas E Schafer
Signature

Douglas E Schafer, Zab86 Inc.

Printed name and Title (if applicable)

5/30/24
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024





AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 25

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the properties known as Parcel 218, Lot 25 on Tax Map 25, Tax Account Number 03-939-90096981, and Parcel 117 on Tax Map 18, Tax Account Number 03-390-90032175 from RLD – Residential Low Density to R1 – Residential as shown in the cross-hatched area on the attached Exhibit Y.

(This amendment changes the zoning on the properties known as 8222 Ventnor Road and 1581 Marco Drive, Pasadena, from RLD – Residential Low Density to R1 – Residential.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
8222 Ventnor Road	25	218, Lot 25	03-939-90096981	CZ-R4-PAS-1219	n/a	CZ-R4-PAS-707	PLU-R4-PAS-707
1581 Marco Drive	18	117	03- 390-90032175	CZ-R4-PAS-1593	n/a	CZ-R4-PAS-707	PLU-R4-PAS-707

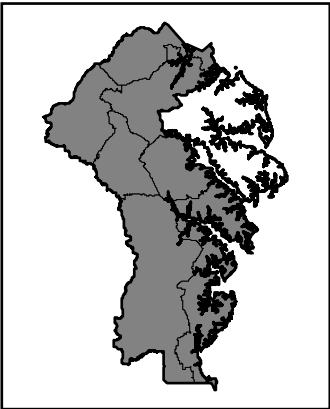
Bill No. 28-24

Amendment No. 25





Exhibit No. Y

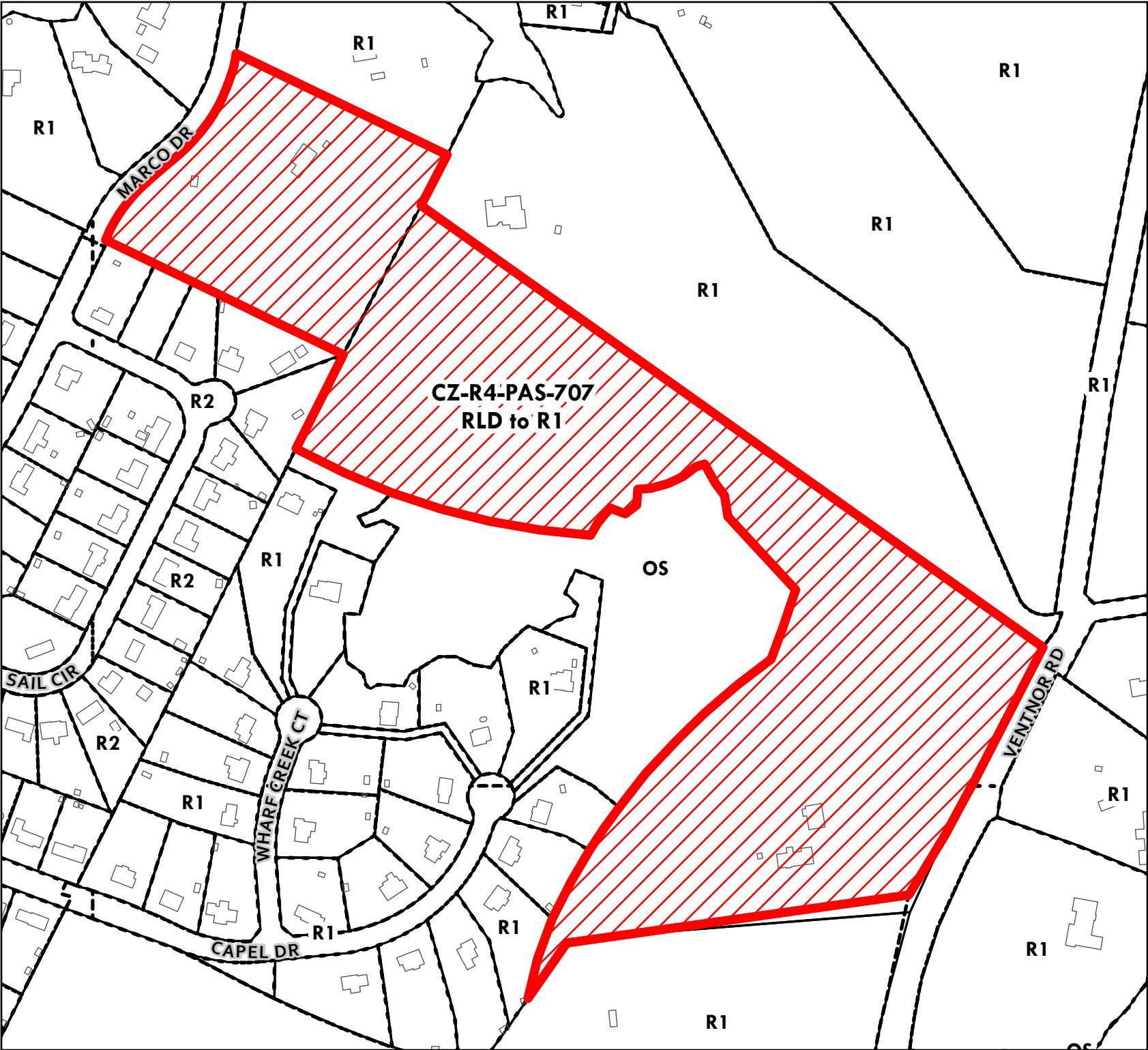
Region 4
Comprehensive Zoning

CZ-R4-PAS-707
RLD TO R1



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 26

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on various properties or portions of properties in Pasadena located to the south of Pinehurst Road and Downs Memorial Park along the west and east sides of Mountain Road through to the beginning of the Gibson Island Causeway, all of which are listed in Exhibit Z-1 hereto, from RLD – Residential Low Density to R2 – Residential, R1 – Residential, or OS – Open Space as shown in the cross-hatched area on the attached Exhibit Z-2.

(This amendment changes the zoning on various properties or portions of properties in Pasadena located to the south of Pinehurst Road and Downs Memorial Park along the west and east sides of Mountain Road through to the beginning of the Gibson Island Causeway, from RLD – Residential Low Density to R2 – Residential, R1 – Residential, or OS – Open Space.)

Application Numbers References		
	Prior	Council
CZ	See Exhibit Z-1	CZ-R4-PAS-710
PLU	See Exhibit W-1 to Am. 23 to Bill 27-24	PLU-R4-PAS-710
DPAO	n/a	n/a
DPA	n/a	n/a

Detailed List of Zoning Changes for CZ-R4-PAS-710

OLD Zoning Change Number	Address	Tax Account Number	PUID	Tax Map	Grid	Parcel	Lot	Zoning Change to:
CZ-R4-PAS-2395	4863 MOUNTAIN RD	300014821800	302527	25	11	54		OS
CZ-R4-PAS-2286	4959 MOUNTAIN RD	300009744000	229136	25	11	70		OS
CZ-R4-PAS-2208	5075 MOUNTAIN RD	300090040508	202241	25	18	88		OS
CZ-R4-PAS-1013	5169 MOUNTAIN RD	391628258500	234967	26	19	11	17	OS
CZ-R4-PAS-1012	5175 MOUNTAIN RD	391610548910	234966	26	19	11	19	OS
CZ-R4-PAS-1010	5177 MOUNTAIN RD	391623330750	234964	26	19	11	20	OS
CZ-R4-PAS-1014	5179 MOUNTAIN RD	391623330901	234968	26	19	16		OS
CZ-R4-PAS-1513	5189 and 5191 MOUNTAIN RD	300011262000	234980	26	19	12		OS
CZ-R4-PAS-1011	MOUNTAIN RD	391625867000	234965	26	19	11	18	OS
CZ-R4-PAS-301	4863 MOUNTAIN RD	300014821800	302527	25	11	54		OS/R1/R2
CZ-R4-PAS-301	1802 INKBERRY LN	300090220156	163440	25	18	86	6	R1
CZ-R4-PAS-301	1803 INKBERRY LN	300090220154	156626	25	18	86	3	R1
CZ-R4-PAS-301	1807 INKBERRY LN	300090220155	12198	25	18	86	4	R1
CZ-R4-PAS-301	1900 BLUE WATERS FARM LN	312790073604	242932	25	11	75	9	R1
CZ-R4-PAS-1648	1900 BLUE WATERS FARM LN	312790073604	242932	25	11	75	9	R1
CZ-R4-PAS-301	1901 BLUE WATERS FARM LN	312790073603	229146	25	11	75	8	R1
CZ-R4-PAS-301	1902 BLUE WATERS FARM LN	312790073599	229140	25	11	75	4	R1
CZ-R4-PAS-1493	1902 BLUE WATERS FARM LN	312790073599	229140	25	11	75	4	R1
CZ-R4-PAS-301	1903 BLUE WATERS FARM LN	312790073602	229141	25	11	75	7	R1
CZ-R4-PAS-301	1904 BLUE WATERS FARM LN	312790073598	165967	25	11	75	3	R1
CZ-R4-PAS-301	1905 BLUE WATERS FARM LN	312790073601	229142	25	11	75	6	R1
CZ-R4-PAS-301	1907 BLUE WATERS FARM LN	312790073600	229148	25	11	75	5	R1
CZ-R4-PAS-1607	1908 BLUE WATERS FARM LN	312790067069	161516	25	11	75	2R	R1
CZ-R4-PAS-1494	1909 BLUE WATERS FARM LN	312790067068	229143	25	11	75	1R	R1
CZ-R4-PAS-301	200 BAY FRONT DR	300090000781	229137	25	12	178		R1
CZ-R4-PAS-1490	200 BAY FRONT DR	300090000781	229137	25	12	178		R1
CZ-R4-PAS-301	2001 BAY RD	303290082903	164909	26	13	18	1	R1
CZ-R4-PAS-301	2002 CORNFIELD CREEK WAY	351390242903	216538	25	18	36	2	R1

Bill No. 28-24
Amendment 26
Exhibit Z-1

CZ-R4-PAS-301	2005 CORNFIELD CREEK WAY	351390242905	216536	25	18	36	4	R1
CZ-R4-PAS-301	2017 BAY RD	303213822955	158970	26	13	2	21	R1
CZ-R4-PAS-301	2019 BAY RD	303233912600	152976	26	13	2	20	R1
CZ-R4-PAS-301	2021 BAY RD	303229602100	160685	26	13	2	19	R1
CZ-R4-PAS-301	2023 BAY RD	303225776100	301019	26	13	2	19	R1
CZ-R4-PAS-301	2025 BAY RD	303226986400	161522	26	13	2	18	R1
CZ-R4-PAS-301	2027 BAY RD	303210088900	155525	26	13	2	17	R1
CZ-R4-PAS-301	205 BAY FRONT DR	300014606300	123713	25	12	80		R1
CZ-R4-PAS-1220	205 BAY FRONT DR	300014606300	123713	25	12	80		R1
CZ-R4-PAS-301	221 BAY FRONT RD	300090039504	155526	25	12	241	2	R1
CZ-R4-PAS-1272	221 BAY FRONT RD	300090039504	155526	25	12	241	2	R1
CZ-R4-PAS-301	223 BAY FRONT RD	300090224152	155537	25	12	241	1	R1
CZ-R4-PAS-301	229 BAY FRONT DR	300016916800	152987	25	12	160		R1
CZ-R4-PAS-301	235 BAY FRONT DR	300006212300	154891	25	12	174		R1
CZ-R4-PAS-301	239 BAY FRONT DR	300008798500	156630	25	12	161		R1
CZ-R4-PAS-1601	239 BAY FRONT DR	300008798500	156630	25	12	161		R1
CZ-R4-PAS-301	247 BAY FRONT DR	300090037253	153189	25	12	235		R1
CZ-R4-PAS-301	249 BAY FRONT DR	300009879000	165151	25	12	236		R1
CZ-R4-PAS-301	301 BAY FRONT DR	303229968945	153817	26	13	2	1	R1
CZ-R4-PAS-301	305 BAY FRONT DR	303218658200	156395	26	13	2	2	R1
CZ-R4-PAS-301	309 BAY FRONT DR	303210056875	162368	26	13	2	3	R1
CZ-R4-PAS-301	309 BAY FRONT DR	303210056875	153819	26	13	2	3	R1
CZ-R4-PAS-301	311 BAY FRONT DR	303231502210	159826	26	13	2	5	R1
CZ-R4-PAS-301	313 BAY FRONT DR	303202046800	164065	26	13	2	6	R1
CZ-R4-PAS-301	315 BAY FRONT DR	303220550950	158969	26	13	2	7	R1
CZ-R4-PAS-301	315 BAY FRONT DR	303220550950	153818	26	13	2	7	R1
CZ-R4-PAS-301	315 BAY FRONT DR	303220550950	163203	26	13	2	7	R1
CZ-R4-PAS-301	315 BAY FRONT DR	303220550950	164908	26	13	2	7	R1
CZ-R4-PAS-301	323 BAY FRONT DR	303216628500	158140	26	13	2	11	R1
CZ-R4-PAS-301	323 BAY FRONT DR	303216628500	157268	26	13	2	11	R1
CZ-R4-PAS-301	324 BAY FRONT DR	303290082904	243140	26	13	18	2	R1
CZ-R4-PAS-301	325 BAY FRONT DR	303215539946	165772	26	13	2	13	R1

Bill No. 28-24
Amendment 26
Exhibit Z-1

CZ-R4-PAS-301	325 BAY FRONT DR	303215539946	166546	26	13	2	13	R1
CZ-R4-PAS-301	329 BAY FRONT DR	303203609553	159825	26	13	2	15	R1
CZ-R4-PAS-301	329 BAY FRONT DR	303203609553	162367	26	13	2	15	R1
CZ-R4-PAS-1605	329 BAY FRONT DR	303203609553	159825	26	13	2	15	R1
CZ-R4-PAS-1457	331 RIDDLE LN	300025061362	216534	25	18	89		R1
CZ-R4-PAS-1548	4863 MOUNTAIN RD	300014821800	302527	25	11	54		R1
CZ-R4-PAS-301	4931 MOUNTAIN RD	300014822200	229130	25	11	151		R1
CZ-R4-PAS-1485	4931 MOUNTAIN RD	300014822200	229130	25	11	151		R1
CZ-R4-PAS-301	4935 MOUNTAIN RD	300090052321	229120	25	11	68	2	R1
CZ-R4-PAS-1484	4935 MOUNTAIN RD	300090052321	229120	25	11	68	2	R1
CZ-R4-PAS-301	4939 MOUNTAIN RD	300029031600	229119	25	11	68	1	R1
CZ-R4-PAS-1483	4939 MOUNTAIN RD	300029031600	229119	25	11	68	1	R1
CZ-R4-PAS-1487	4949 MOUNTAIN RD	300009782000	229132	25	11	69	2	R1
CZ-R4-PAS-1486	4953 MOUNTAIN RD	300090102076	229131	25	11	69	1	R1
CZ-R4-PAS-1489	4959 MOUNTAIN RD	300009744000	229136	25	11	70		R1
CZ-R4-PAS-301	4960 MOUNTAIN RD	300016312700	12435	25	12	78	A	R1
CZ-R4-PAS-1230	4960 MOUNTAIN RD	300016312700	12435	25	12	78	A	R1
CZ-R4-PAS-301	4961 MOUNTAIN RD	300090015715	229135	25	11	74		R1
CZ-R4-PAS-1488	4961 MOUNTAIN RD	300090015715	229135	25	11	74		R1
CZ-R4-PAS-301	4963 MOUNTAIN RD	300090035615	229134	25	11	72	2	R1
CZ-R4-PAS-1628	4963 MOUNTAIN RD	300090035615	229134	25	11	72	2	R1
CZ-R4-PAS-301	4965 MOUNTAIN RD	300090035616	229139	25	11	179	1	R1
CZ-R4-PAS-1492	4965 MOUNTAIN RD	300090035616	229139	25	11	179	1	R1
CZ-R4-PAS-015	5018 MOUNTAIN RD	300009895550	241655	25	12	81	-	R1
CZ-R4-PAS-301	5018 MOUNTAIN RD	300009895550	241655	25	12	81		R1
CZ-R4-PAS-301	5055 MOUNTAIN RD	300090035540	11866	25	18	42		R1
CZ-R4-PAS-301	5059 MOUNTAIN RD	300023310800	12111	25	18	92		R1
CZ-R4-PAS-301	5069 MOUNTAIN RD	300090236631	166652	25	18	8	2	R1
CZ-R4-PAS-301	5071 MOUNTAIN RD	300090236630	24404	25	18	88	1	R1
CZ-R4-PAS-1436	5075 MOUNTAIN RD	300090040508	202241	25	18	88		R1
CZ-R4-PAS-301	5080 MOUNTAIN RD	300011934100	163434	25	18	86	1	R1
CZ-R4-PAS-1354	5080 MOUNTAIN RD	300011934100	163434	25	18	86	1	R1

Bill No. 28-24
Amendment 26
Exhibit Z-1

CZ-R4-PAS-301	5084 MOUNTAIN RD	300090040992	11959	25	18	86	5	R1
CZ-R4-PAS-1585	5084 MOUNTAIN RD	300090040992	11959	25	18	86	5	R1
CZ-R4-PAS-301	5086 MOUNTAIN RD	300090220152	165130	25	18	86	1	R1
CZ-R4-PAS-1369	5086 MOUNTAIN RD	300090220152	165130	25	18	86	1	R1
CZ-R4-PAS-301	5088 MOUNTAIN RD	300090040993	166547	25	18	86	3	R1
CZ-R4-PAS-016	5101 MOUNTAIN RD	300090222388	158243	25	18	104	-	R1
CZ-R4-PAS-301	5101 MOUNTAIN RD	300090222388	158243	25	18	104		R1
CZ-R4-PAS-301	5106 MOUNTAIN RD	303290053213	158141	26	13	18	35R	R1
CZ-R4-PAS-301	5108 MOUNTAIN RD	303290082905	164066	26	13	18	3R	R1
CZ-R4-PAS-301	5110 MOUNTAIN RD	303206416200	166545	26	13	2	59	R1
CZ-R4-PAS-301	5110 MOUNTAIN RD	303206416200	158139	26	13	2	59	R1
CZ-R4-PAS-301	5116 MOUNTAIN RD	300009588600	234990	26	13	14		R1
CZ-R4-PAS-301	5122 MOUNTAIN RD	300013570300	234991	26	13	5		R1
CZ-R4-PAS-1514	5122 MOUNTAIN RD	300013570300	234991	26	13	5		R1
CZ-R4-PAS-017	5127 MOUNTAIN RD	300010767400	12200	25	24	348	-	R1
CZ-R4-PAS-301	5127 MOUNTAIN RD	300010767400	12200	25	24	348		R1
CZ-R4-PAS-018	5129 MOUNTAIN RD	300014145500	12102	26	19	10	-	R1
CZ-R4-PAS-301	5129 MOUNTAIN RD	300014145500	12102	26	19	10		R1
CZ-R4-PAS-301	5130 MOUNTAIN RD	300013760700	234992	26	13	6		R1
CZ-R4-PAS-1515	5130 MOUNTAIN RD	300013760700	234992	26	13	6		R1
CZ-R4-PAS-019	5131 MOUNTAIN RD	300090036384	234972	26	19	13	1R	R1
CZ-R4-PAS-301	5131 MOUNTAIN RD	300090036384	234972	26	19	13	1R	R1
CZ-R4-PAS-301	5133 MOUNTAIN RD	300000352800	234970	26	19	8		R1
CZ-R4-PAS-301	5138 MOUNTAIN RD	300090010310	243139	26	19	17		R1
CZ-R4-PAS-301	5143 MOUNTAIN RD	300090058892	234969	26	19	1	1	R1
CZ-R4-PAS-301	5145 MOUNTAIN RD	300090010309	234973	26	19	9	2	R1
CZ-R4-PAS-301	5146 MOUNTAIN RD	300012559500	234993	26	19	3		R1
CZ-R4-PAS-301	5149 MOUNTAIN RD	300090089196	242925	26	19	19		R1
CZ-R4-PAS-301	5150 MOUNTAIN RD	300033273796	234988	26	19	4		R1
CZ-R4-PAS-301	5153 MOUNTAIN RD	391633772000	234974	26	19	11	12	R1
CZ-R4-PAS-301	5158 MOUNTAIN RD	391690027256	234989	26	19	11	11R	R1
CZ-R4-PAS-301	5160 MOUNTAIN RD	391690027259	234987	26	19	11	10R	R1

Bill No. 28-24
Amendment 26
Exhibit Z-1

CZ-R4-PAS-301	5161 MOUNTAIN RD	391602575300	234975	26	19	11	13	R1
CZ-R4-PAS-301	5161 MOUNTAIN RD	391602575300	234976	26	19	11	13	R1
CZ-R4-PAS-301	5163 MOUNTAIN RD	391628971900	234977	26	19	11	15	R1
CZ-R4-PAS-1015	5163 MOUNTAIN RD	391628971900	234977	26	19	11	15	R1
CZ-R4-PAS-301	5164 MOUNTAIN RD	391622422420	234979	26	19	11	9	R1
CZ-R4-PAS-301	5166 MOUNTAIN RD	391617750700	234985	26	19	11	8	R1
CZ-R4-PAS-1016	5167 MOUNTAIN RD	391615497600	234978	26	19	11	16	R1
CZ-R4-PAS-301	5168 MOUNTAIN RD	391628538500	234986	26	19	11	7	R1
CZ-R4-PAS-301	5170 MOUNTAIN RD	391625867200	234984	26	19	11	6	R1
CZ-R4-PAS-301	5174 MOUNTAIN RD	391610529062	234983	26	19	11	5	R1
CZ-R4-PAS-1009	5177 MOUNTAIN RD	391623330750	234964	26	19	11	20	R1
CZ-R4-PAS-301	5178 MOUNTAIN RD	391607655197	234982	26	19	11	4	R1
CZ-R4-PAS-301	5182 MOUNTAIN RD	391626282800	245314	26	19	11	2	R1
CZ-R4-PAS-301	5182 MOUNTAIN RD	391626282800	234981	26	19	11	2	R1
CZ-R4-PAS-301	5184 MOUNTAIN RD	391626282700	245313	26	19	11	1	R1
CZ-R4-PAS-301	BAY FRONT DR	303290253831	303098	26	13	2		R1
CZ-R4-PAS-1549	BAY FRONT DR	303290253831	303098	26	13	2		R1
CZ-R4-PAS-301	FLANAGAN FARM RD	351390242902	229147	25	18	36	1	R1
CZ-R4-PAS-301	FLANAGAN FARM RD	351390242906	216533	25	18	36	5	R1
CZ-R4-PAS-301	FLANAGAN FARM RD	351390242907	216539	25	18	36	6	R1
CZ-R4-PAS-301	FLANAGAN FARM RD 2004 CO	351390242904	216537	25	18	36	3	R1
CZ-R4-PAS-301	MOUNTAIN RD	300090000780	12013	25	12	79		R1
CZ-R4-PAS-301	MOUNTAIN RD	300090037252	156599	25	12	85		R1
CZ-R4-PAS-301	MOUNTAIN RD	300090052647	12112	25	18	329		R1
CZ-R4-PAS-301	MOUNTAIN RD	300090220153	159188	25	18	86	2	R1
CZ-R4-PAS-301	MOUNTAIN RD	391690255446	234981	26	19	11	3	R1
CZ-R4-PAS-1187	MOUNTAIN RD	300090000780	12013	25	12	79		R1
CZ-R4-PAS-1284	MOUNTAIN RD	300090037252	156599	25	12	85		R1
CZ-R4-PAS-301	OPEN SPACE #1	351390242910	229145	25	18	36		R1
CZ-R4-PAS-301	OPEN SPACE #2	351390242911	216540	25	18	36		R1
CZ-R4-PAS-301	PRIVATE R O W	351390242912	217171	25	18	36		R1
CZ-R4-PAS-301	PRIVATE R/W	312790070253	165898	25	11	75		R1

Bill No. 28-24
Amendment 26
Exhibit Z-1

CZ-R4-PAS-301	PRIVATE ROAD	300090220157	153160	25	18	86		R1
CZ-R4-PAS-301	RECREATION AREA	312790073597	154040	25	11	75		R1
CZ-R4-PAS-1252	RECREATION AREA	312790073597	154040	25	11	75		R1
CZ-R4-PAS-301	1908 BLUE WATERS FARM LN	312790067069	161516	25	11	75	2R	R1/OS
CZ-R4-PAS-301	1909 BLUE WATERS FARM LN	312790067068	229143	25	11	75	1R	R1/OS
CZ-R4-PAS-301	2007 CORNFIELD CREEK WAY	351390242908	216535	25	18	35	7	R1/OS
CZ-R4-PAS-301	331 RIDDLE LN	300025061362	216534	25	18	89		R1/OS
CZ-R4-PAS-301	4949 MOUNTAIN RD	300009782000	229132	25	11	69	2	R1/OS
CZ-R4-PAS-301	4953 MOUNTAIN RD	300090102076	229131	25	11	69	1	R1/OS
CZ-R4-PAS-301	4959 MOUNTAIN RD	300009744000	229136	25	11	70		R1/OS
CZ-R4-PAS-301	5065 MOUNTAIN RD	300090040509	217147	25	18	93		R1/OS
CZ-R4-PAS-301	5075 MOUNTAIN RD	300090040508	202241	25	18	88		R1/OS
CZ-R4-PAS-301	5109 MOUNTAIN RD	300032445500	234971	25	18	94		R1/OS
CZ-R4-PAS-301	5167 MOUNTAIN RD	391615497600	234978	26	19	11	16	R1/OS
CZ-R4-PAS-301	5169 MOUNTAIN RD	391628258500	234967	26	19	11	17	R1/OS
CZ-R4-PAS-301	5175 MOUNTAIN RD	391610548910	234966	26	19	11	19	R1/OS
CZ-R4-PAS-301	5177 MOUNTAIN RD	391623330750	234964	26	19	11	20	R1/OS
CZ-R4-PAS-301	5179 MOUNTAIN RD	391623330901	234968	26	19	16		R1/OS
CZ-R4-PAS-301	5189 & 5191 MOUNTAIN RD	300011262000	234980	26	19	12		R1/OS
CZ-R4-PAS-301	FLANAGAN FARM RD	351390242909	229144	25	18	36	8	R1/OS
CZ-R4-PAS-301	MD RT 177	300011262001	243128	26	19	15		R1/OS
CZ-R4-PAS-301	MOUNTAIN RD	391625867000	234965	26	19	11	18	R1/OS
CZ-R4-PAS-301	RECREATION AREA	355120753300	229133	25	11	186		R1/OS
CZ-R4-PAS-1546	4863 MOUNTAIN RD	300014821800	302527	25	11	54		R2
CZ-R4-PAS-1547	4863 MOUNTAIN RD	300014821800	302527	25	11	54		R2
CZ-R4-PAS-2394	4863 MOUNTAIN RD	300014821800	302527	25	11	54		R2

-

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 27

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 234 on Tax Map 40, Tax Account number 03-000-32522075 from RLD – Residential Low Density to R2 – Residential as shown in the cross-hatched area on the attached Exhibit AA.

(This amendment changes the zoning on a portion of the property known as 1514 Whitehall Road, Annapolis from RLD – Residential Low Density to R2 – Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-BDN-1025	CZ-R4-BDN-702
PLU	n/a	PLU-R4-BDN-702
DPAO	n/a	n/a
DPA	n/a	n/a

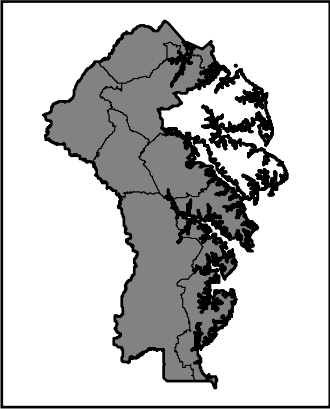
Bill No. 28-24

Amendment No. **27**





Exhibit No. **AA**

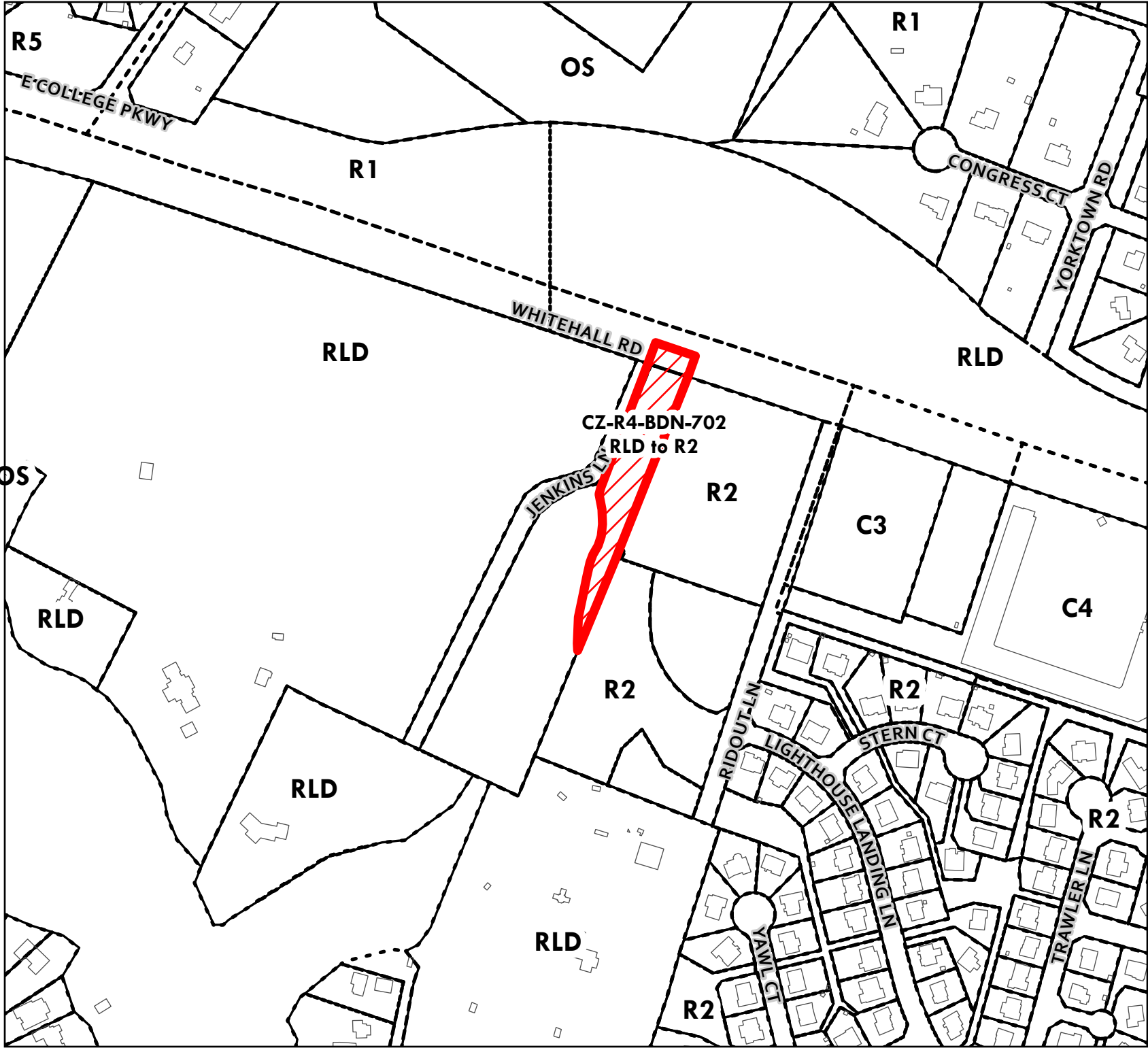
Region 4
Comprehensive Zoning

CZ-R4-BDN-702
RLD TO R2



Legend

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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 28

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 335, Lot 19A, on Tax Map 23, Tax Account Number 03-606-90046187 from R2 – Residential to a split of R1 – Residential, R2 – Residential and R5 – Residential as shown in the cross-hatched area on the attached Exhibit BB-1.

2. Change the zoning on a portion of the properties known as Parcel 335, Lot 15C; Parcel 281, Lot 4; Parcel 280, Lot 4; Parcel 280, Lot 3R; Parcel 391; Parcel 563, Lot 3RC; Parcel 279, Lot 2RB; Parcel 278; Parcel 277; Parcel 277, Lot 8; and Parcel 276, all on Tax Map 23, Tax Account Numbers 03-606-90054309; 03-000-90101336; 03-000-90085538; 03-000-90085537; 03-000-28389025; 03-000-19340000; 03-000-27827800; 03-000-90247563; 03-000-90227588; 03-000-90227584; and 03-940-90098128 from R2 – Residential to R5 – Residential as shown in the cross-hatched area on the attached Exhibit BB-2.

3. Change the zoning on the properties known as Parcel 277, Lots 6 and 7; Parcel 277; Parcel 276, Lots 6 and 5; and Parcel 276, all on Tax Map 23, Tax Account Numbers 03-000-90227582; 03-000-90227583; 03-000-90227588; 03-940-90098119; 03-940-90098118; and 03-394-090098127 from R2 – Residential to R5 – Residential as shown in the cross-hatched area on the attached Exhibit BB-3.

(This amendment changes the zoning on the property known as 304 Swaying Oak Court, Severna Park from R2 – Residential to a split of R1 - Residential, R2 – Residential and R5 – Residential; and changes the zoning on various properties on Swaying Oak Court, Masons Crossing Court, Truck House Road, Listman Court, and Westholme Lane, Severna Park, from R2 – Residential to either entirely R5 – Residential or a split of R2 - Residential and R5 - Residential.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
304 Swaying Oak Ct	23	335, Lot 19A	03-606-90046187	CZ-R4-SVP-1273 and CZ-R4-SVP-1274	n/a	CZ-R4-SVP-705	PLU-R4-SVP-705
305 Swaying Oak Ct	23	335, Lot 15C	03-606-90054309	CZ-R4-SVP-1260	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
151 Masons Crossing Ct	23	281, Lot 4	03-000-90101336	CZ-R4-SVP-1473	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
149 Masons Crossing Ct	23	280, Lot 4	03-000-90085538	CZ-R4-SVP-1474	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
147 Masons Crossing Ct	23	280, Lot 3R	03-000-90085537	CZ-R4-SVP-1476	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
137 Truck House Rd	23	391	03-000-28389025	CZ-R4-SVP-1475	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
135 Truck House Rd	23	563, Lot 3RC	03-000-19340000	CZ-R4-SVP-1220	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
131 Truck House Rd	23	279, Lot 2RB	03-000-27827800	CZ-R4-SVP-1490	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
Unaddressed open space, Marley Manor HOA	23	278	03-000-90247563	CZ-R4-SVP-1489	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
Unaddressed recreation area, SAFB Development LLC	23	277	03-000-90227588	CZ-R4-SVP-1488 and CZ-R4-SVP-1009	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
309 Listman Ct	23	277, Lot 8	03-000-90227584	CZ-R4-SVP-1253	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
Unaddressed open space	23	276	03-940-90098128	CZ-R4-SVP-1291	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
310 Listman Ct	23	277, Lot 6	03-000-90227582	CZ-R4-SVP-1130	n/a	CZ-R4-SVP-707	PLU-R4-SVP-707
312 Listman Ct	23	277, Lot 7	03-000-90227583	CZ-R4-SVP-1019	n/a	CZ-R4-SVP-707	PLU-R4-SVP-707
112 Westholme Ln	23	276, Lot 6	03-940-90098119;	CZ-R4-SVP-1035	n/a	CZ-R4-SVP-707	PLU-R4-SVP-707
111 Westholme Ln	23	276, Lot 5	03-940-90098118	CZ-R4-SVP-1039	n/a	CZ-R4-SVP-707	PLU-R4-SVP-707
Unaddressed recreation area	23	276	03-394-90098127	CZ-R4-SVP-1288	n/a	CZ-R4-SVP-707	PLU-R4-SVP-707

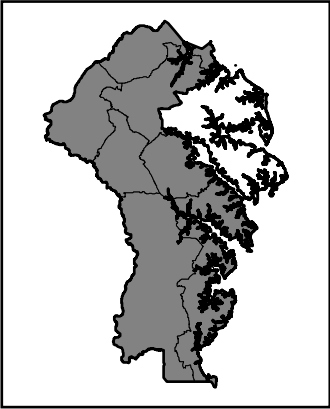
Bill No. 28-24

Amendment No. 28





Exhibit No. BB-1

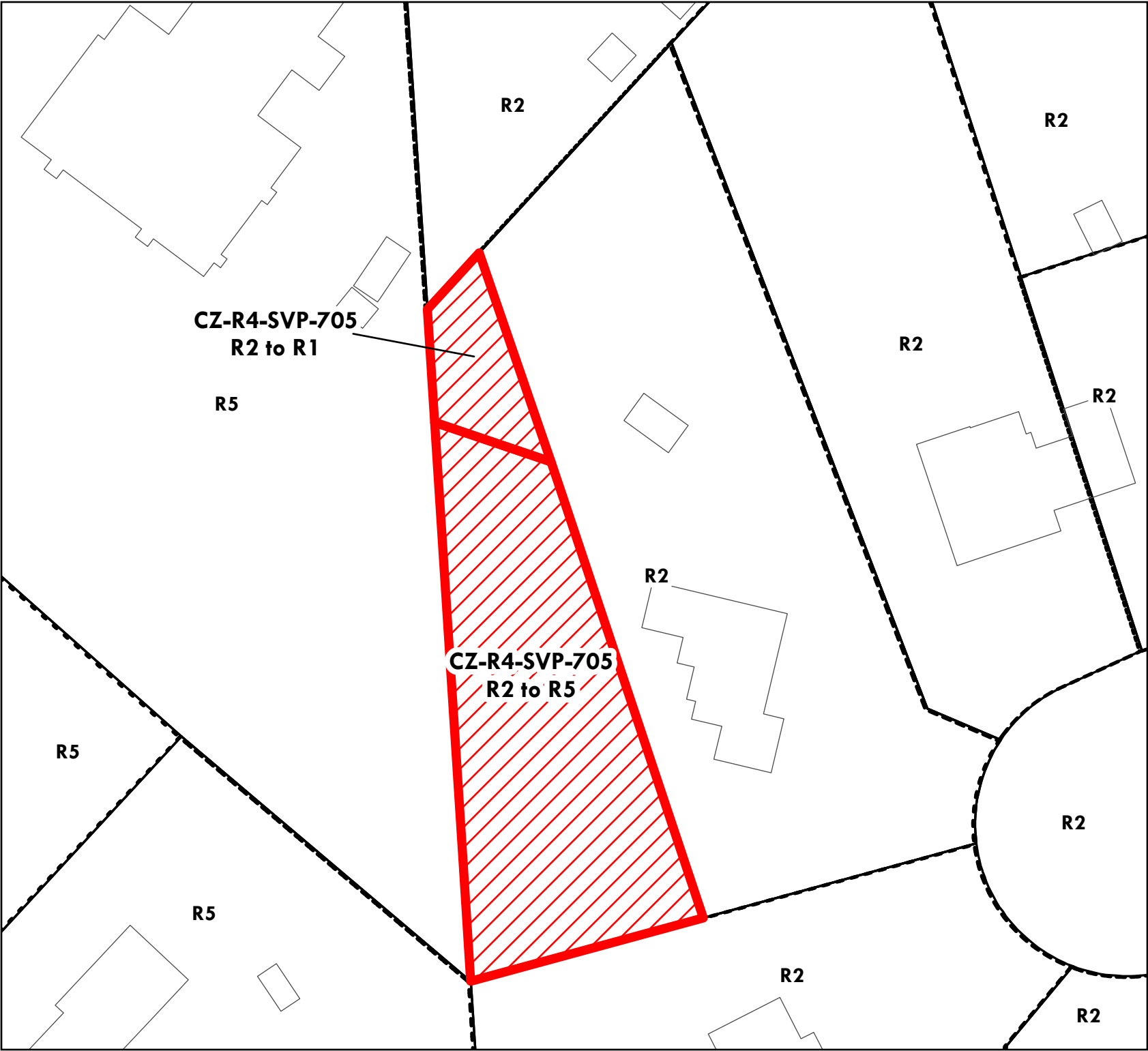
*Region 4
Comprehensive Zoning*

**CZ-R4-SVP-705
R2 TO R1 AND
R2 TO R5**



Legend

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



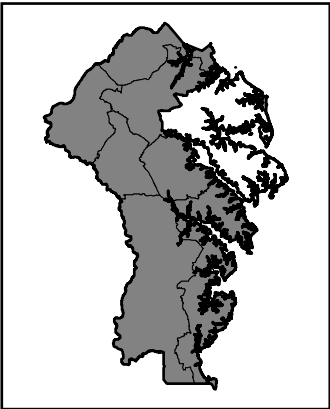
Bill No. 28-24

Amendment No. **28**




Exhibit No. **BB-2**

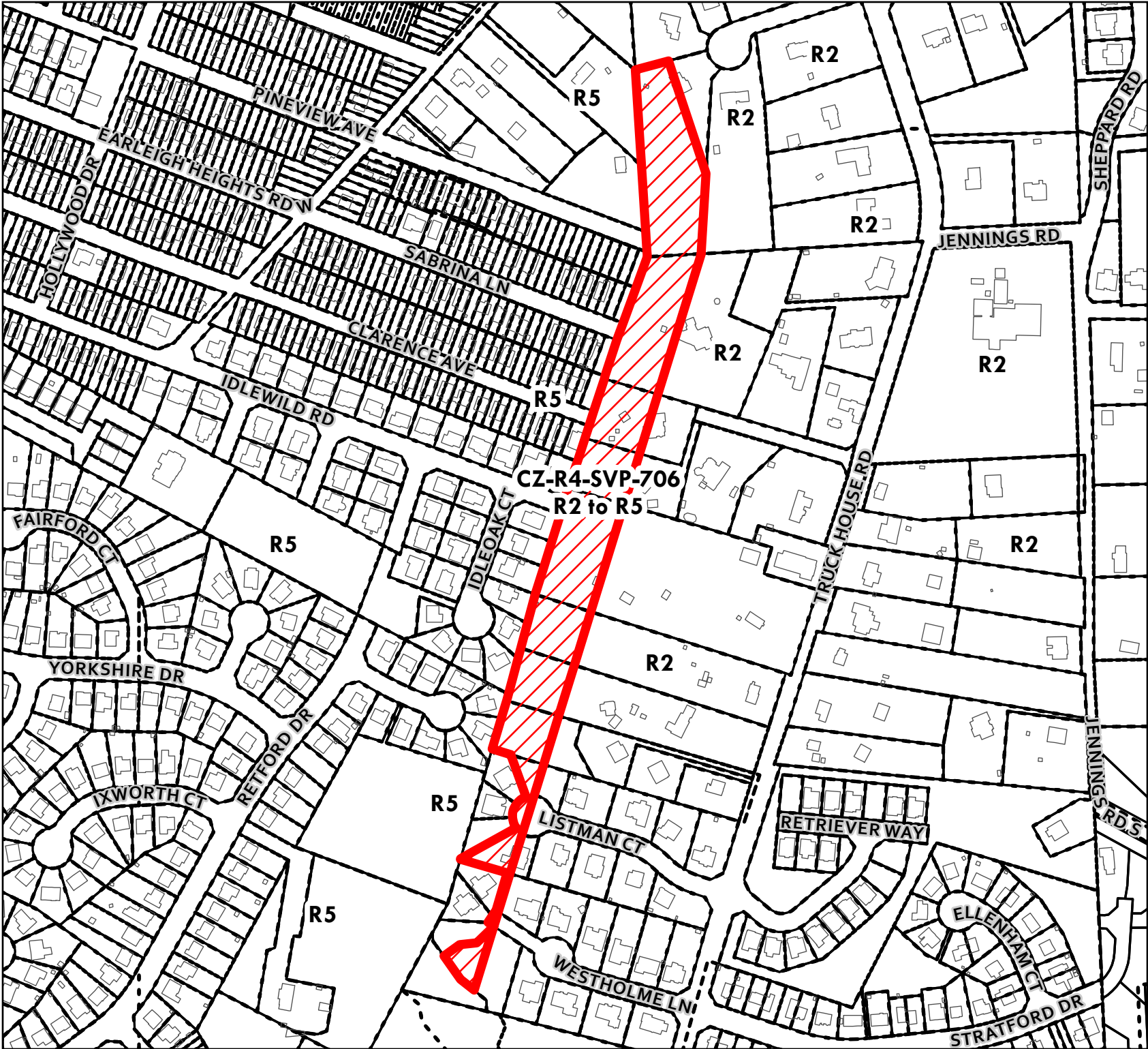
Region 4
Comprehensive Zoning

CZ-R4-SVP-706
R2 TO R5



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



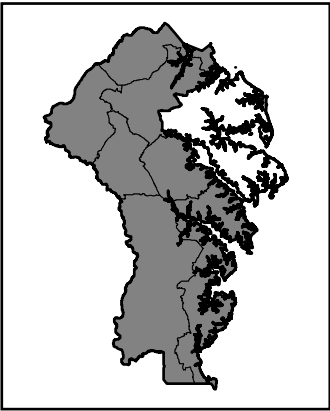
Bill No. 28-24



Amendment No. 28

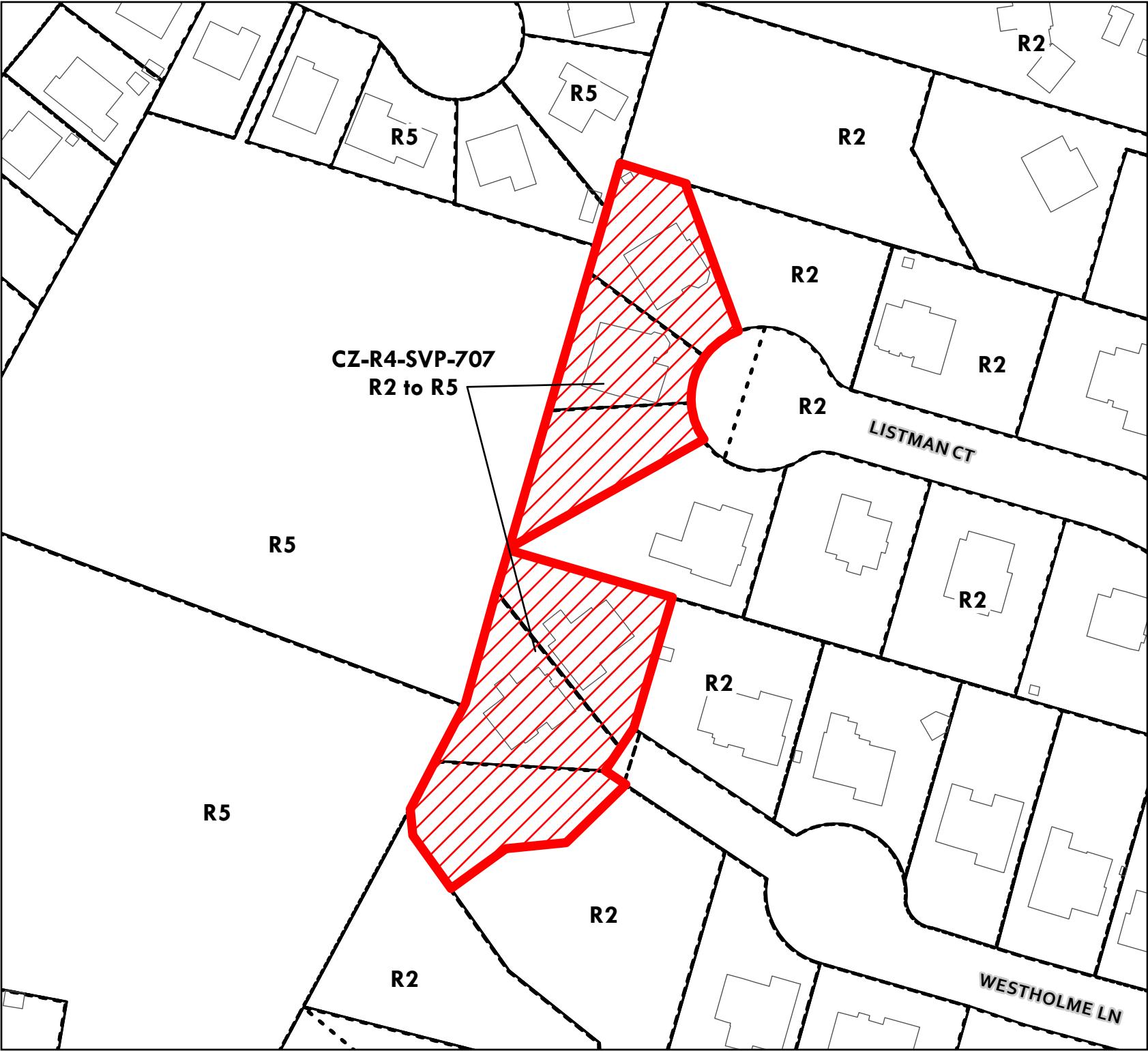
Exhibit No. BB-3

*Region 4
Comprehensive Zoning*

**CZ-R4-SVP-707
R2 TO R5**



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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 29

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 669 on Tax Map 24, Tax Account Number 03-000-31702505 from R1 – Residential to R2 – Residential as shown in the cross-hatched area on the attached Exhibit CC.

2. Change the zoning on a portion of the properties known as Parcels 754, 598, 467, 322, 775, 706 and 456, all on Tax Map 24, Tax Account Numbers 03-000-07918355; 03-000-15405000; 03-000-06097500; 03-000-90039944; 03-000-04606250; 03-000-90034965; and 03-000-22005000 from R1 – Residential to R2 – Residential as shown in the cross-hatched area on the attached Exhibit CC.

(This amendment changes the zoning on the property known as 95 Dennis Road, and on a portion of various properties on Dennis Road and 310 and 312 Baltimore Annapolis Boulevard, Severna Park, from R1 – Residential to R2 – Residential.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
(no number) Dennis Rd	24	754	03-000-07918355	CZ-R4-SVP-1207	n/a	CZ-R4-SVP-708	n/a
95 Dennis Rd	24	669	03-000-31702505	CZ-R4-SVP-1156	n/a	CZ-R4-SVP-708	n/a
105 Dennis Rd	24	598	03-000-15405000	CZ-R4-SVP-1523	n/a	CZ-R4-SVP-708	n/a
111 Dennis Rd	24	467	03-000-06097500	CZ-R4-SVP-1208	n/a	CZ-R4-SVP-708	n/a
115 Dennis Rd	24	322	03-000-90039944	CZ-R4-SVP-1482	n/a	CZ-R4-SVP-708	n/a

125 Dennis Rd	24	775	03-000-04606250	CZ-R4-SVP-1483	n/a	CZ-R4-SVP-708	n/a
310 Baltimore Annapolis Blvd	24	706	03-000-90034965	CZ-R4-SVP-1481	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706
312 Baltimore Annapolis Blvd	24	456	03-000-22005000	CZ-R4-SVP-1480	n/a	CZ-R4-SVP-706	PLU-R4-SVP-706

Bill No. 28-24

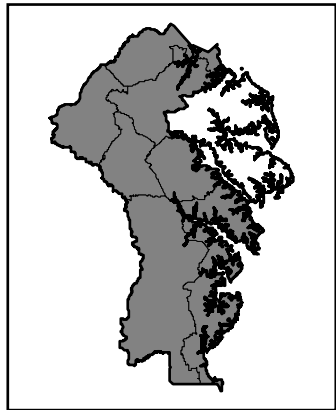
Amendment No. **29**

Exhibit No. **CC**





Region 4
Comprehensive Zoning

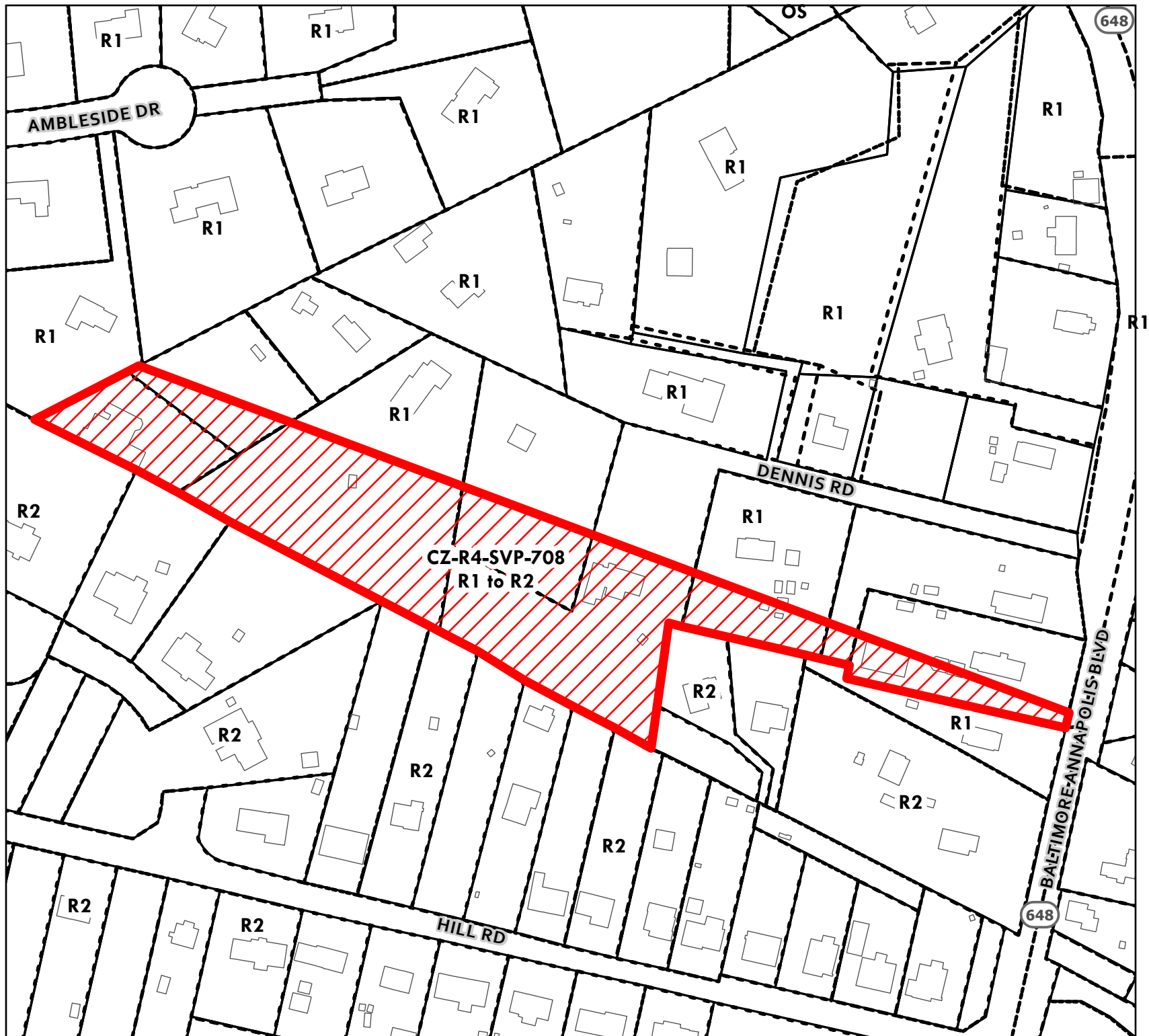
CZ-R4-SVP-708

R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 30

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 633, Lot 458, on Tax Map 23, Tax Account number 03-250-03504550 from R1 – Residential to R2 – Residential as shown in the cross-hatched area on the attached Exhibit DD.

(This amendment changes the zoning on a portion of the property known as 8324 Sycamore Road, Millersville from R1 – Residential to R2 – Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-SVP-1174	CZ-R4-SVP-710
PLU	n/a	n/a
DPAO	n/a	n/a
DPA	n/a	n/a

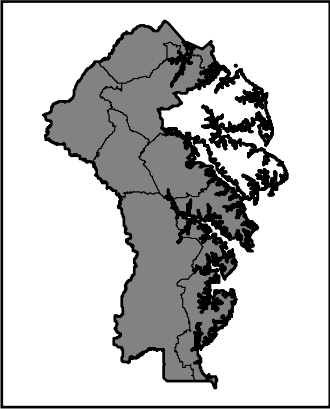
Bill No. 28-24

Amendment No. 30





Exhibit No. DD

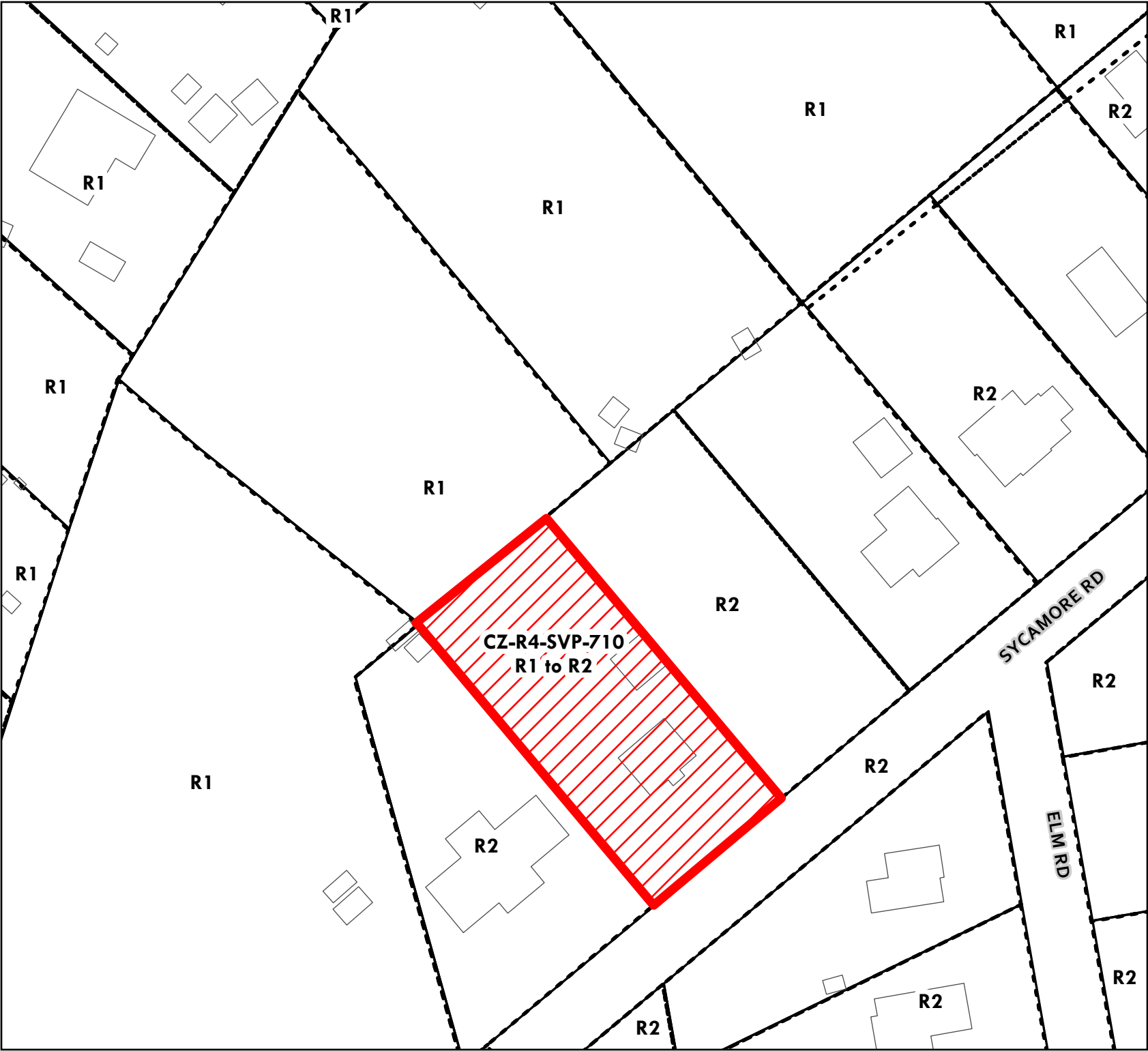
*Region 4
Comprehensive Zoning*

**CZ-R4-SVP-710
R1 TO R2**



Legend

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



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 31

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 203, Lots 14 and 15, on Tax Map 18, Tax Account Number 03-080-27428800, from R2 – Residential to MA2 – Light Commercial Marina as shown in the cross-hatched area on the attached Exhibit EE.

(This amendment changes the zoning on the property known as 7831 and 7857 Southwest Road, Pasadena, from R2 – Residential to MA2 – Light Commercial Marina.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-PAS-603
PLU	n/a	PLU-R4-PAS-603
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. 31



Exhibit No. EE

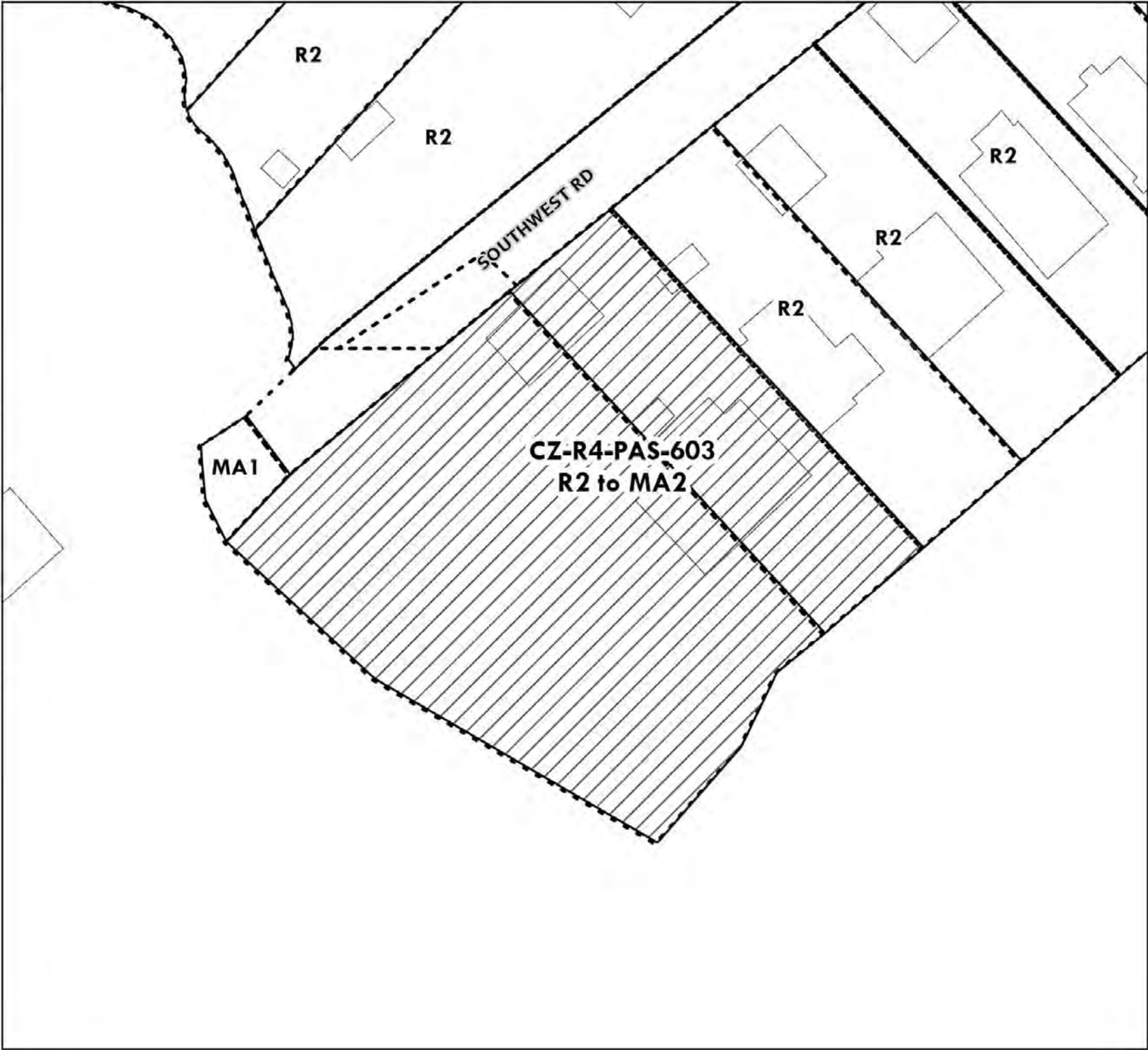
Region 4
Comprehensive Zoning

CZ-R4-PAS-603
R2 TO MA2



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 3 (number) sign(s) relating to a request for rezoning for the property known as Geisler Point Marina, 7857 Southwest Road, Pasadena, Maryland 21122 (address). (Include application number if known or applicable: GZ-R4-PAS-603)
2. The signs were posted beginning on 06/06/2024 (date), through 06/27/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Northeast corner of the property facing Southwest Road
 - b. Southwestern bulkhead facing Bodkin Creek
 - c. Southeastern bulkhead facing Bodkin Creek

AFFILIANT:


Signature

Jeanne Geisler, owner

Printed name and Title (if applicable)

6/27/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.







AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 32

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the properties known as Parcels 757, Lot D, 756, 755, and 668, Lot A on Tax Map 23, Tax Account Numbers 03-000-26303900, 03-000-03276500, 03-000-2937300, and 03-000-0781453 from C1 – Local Commercial to SB – Small Business as shown in the cross-hatched area on the attached Exhibit FF.

(This amendment changes the zoning on the properties known as 236, 238, 242, and 302 Ritchie Highway, Severna Park, from C1 – Local Commercial to SB – Small Business.)

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
236 Ritchie Highway	23	757, Lot D	03-000-26303900	CZ-R4-SVP-205B	PLU-R4-205B	CZ-R4-SVP-604	PLU-R4-SVP-604
238 Ritchie Highway	23	756	03-000-03276500	CZ-R4-SVP-205A	PLU-R4-SVP-205A	CZ-R4-SVP-602	PLU-R4-SVP-602
242 Ritchie Highway	23	755	03-000-2937300	CZ-R4-SVP-205A	PLU-R4-SVP-205A	CZ-R4-SVP-603	PLU-R4-SVP-603
302 Ritchie Highway*	23	668, Lot A	03-000-0781453	CZ-R4-SVP-205B	PLU-R4-SVP-205B	CZ-R4-SVP-709	PLU-R4-SVP-709

* The posting of a sign is not necessary for this property

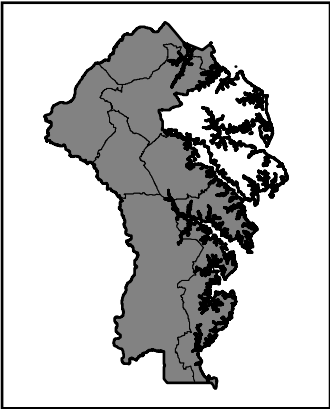
Bill No. 28-24

Amendment No. 32






Exhibit No. FF

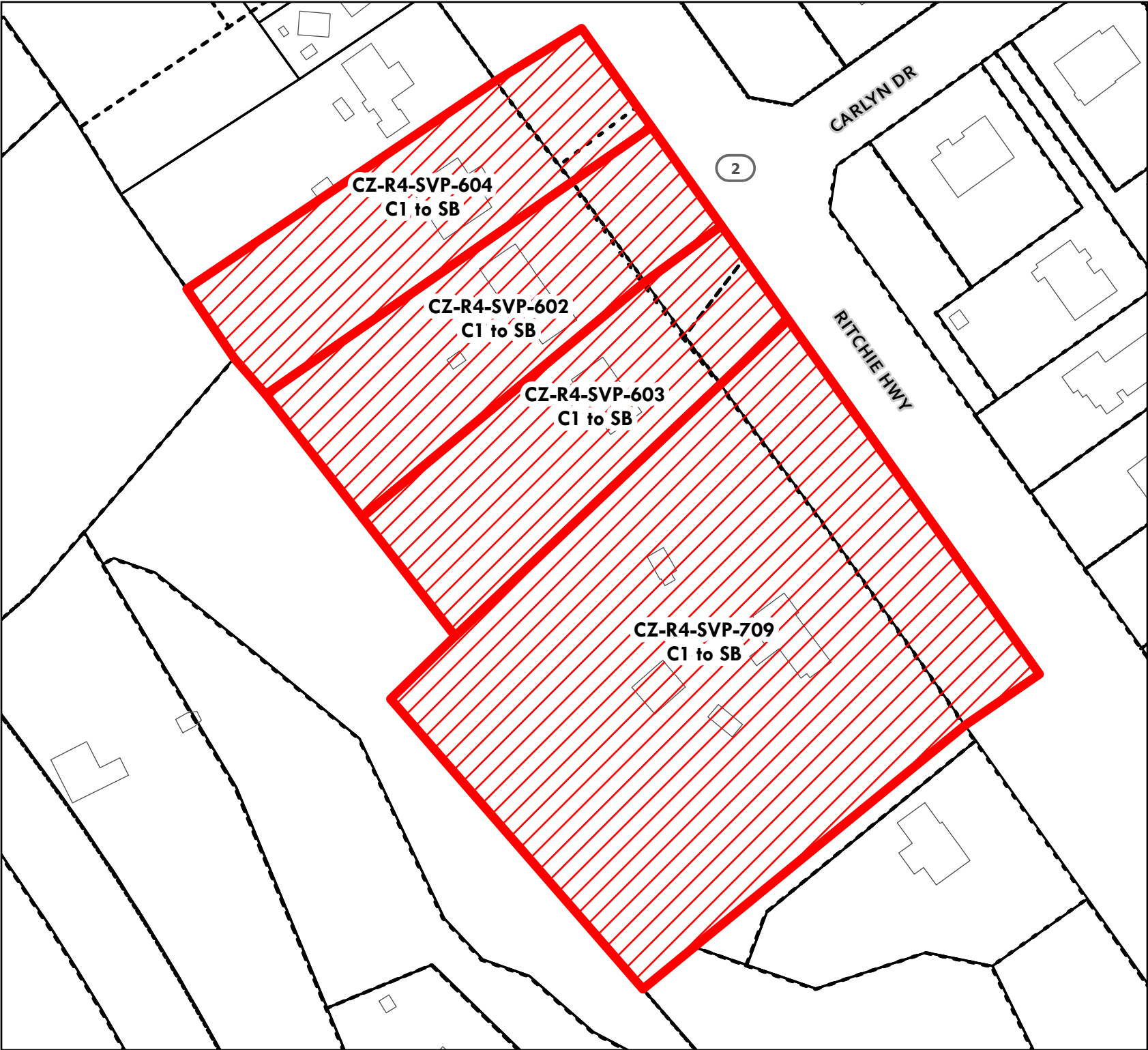
*Region 4
Comprehensive Zoning*

CZ-R4-SVP-604
CZ-R4-SVP-602
CZ-R4-SVP-603
CZ-R4-SVP-709
C1 TO SB



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 236 Ritchie Highway Severna Park, MD 21146 (address). (Include application number if known or applicable: CZ-R4-SVP-604)
2. The signs were posted beginning on Tuesday June 18, 2024 (date), through Friday June 28, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. In Middle of Front Yard of Property on Ritchie Highway
 - b. _____
 - c. _____

AFFIANT:

Michael B. McGurk, Sr. Digitally signed by Michael B. McGurk, Sr.
Date: 2024.06.28 01:47:12 -0400

Signature

Michael B. McGurk, Sr.

Printed name and Title (if applicable)

06/28/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM C1-LOCAL COMMERCIAL TO
SB-SMALL BUSINESS

LOCATION: 236 RITCHIE HIGHWAY, SEVERNA PARK
APPLICATION NO.: CZ-R4-SVP-604
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
**CHANGE OF ZONING FROM C1-LOCAL COMMERCIAL TO
SB-SMALL BUSINESS**

LOCATION: 236 RITCHIE HIGHWAY, SEVERNA PARK
APPLICATION NO.: CZ-R4-SVP-604
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 238 and 242 Ritchie Hwy Severna Park, MD 21146 (address). (Include application number if known or applicable: _____)
2. The signs were posted beginning on 6/12/24 (date), through 06/28/24 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. 238 Ritchie front lawn
 - b. 242 Ritchie front lawn
 - c. _____

AFFIANT:

Kathleen S. Bye
Signature

Kathleen Bye
Printed name and Title (if applicable)

0628/24
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:

CHANGE ZONING FROM C1-LOCAL COMMERCIAL

TO SB-SMALL BUSINESS

LOCATION: 238 RITCHIE HIGHWAY, SEVERNA PARK

APPLICATION NO. CZ-R4-SVP-602

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1400

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



NOTICE

BYE
Agency
Nationwide

410-544-4300
www.byeyourside.com

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE ZONING FROM C1-LOCAL COMMERCIAL
TO SB-SMALL BUSINESS.

LOCATION: 238 RITCHIE HIGHWAY, SEVERNA PARK

APPLICATION NO.: CZ-R4-SVP-602

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



NOTICE
The following information is for your information only. It is not intended to be a contract. The information is subject to change without notice. Please contact the listing agent for more information.

20-24

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
**CHANGE ZONING FROM C1-LOCAL COMMERCIAL
TO SB-SMALL BUSINESS.**

LOCATION: 242 RITCHIE HIGHWAY, SEVERNA PARK
APPLICATION NO: CZ-R4-SVP-603
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE ZONING FROM C1-LOCAL COMMERCIAL

TO SB-SMALL BUSINESS .

LOCATION: 242 RITCHIE HIGHWAY, SEVERNA PARK

APPLICATION NO.: CZ-R4-SVP-603

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 33

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on portions of the property known as Parcel 234 on Tax Map 33, Tax Account Number 03-350-90019936, from W2 – Light Industrial to MB – General Commercial Marina, from MB – General Commercial Marina to W2 – Light Industrial, and from R1 – Residential to W2 – Light Industrial and as shown in the cross-hatched area on the attached Exhibit GG.

(This amendment changes the zoning on portions of the property known as (no number) Aberfoyle Road, Gibson Island, from W2 – Light Industrial to MB – General Commercial Marina, from MB – General Commercial Marina to W2 – Light Industrial, and from R1 – Residential to W2 – Light Industrial.)

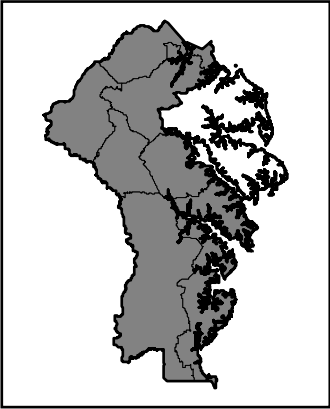
Application Numbers References		
	Prior	Council
CZ	CZ-R4-GBI-101A	CZ-R4-GBI-600
PLU	PLU-R4-GBI-101A	PLU-R4-GBI-600
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24





Amendment No. 33

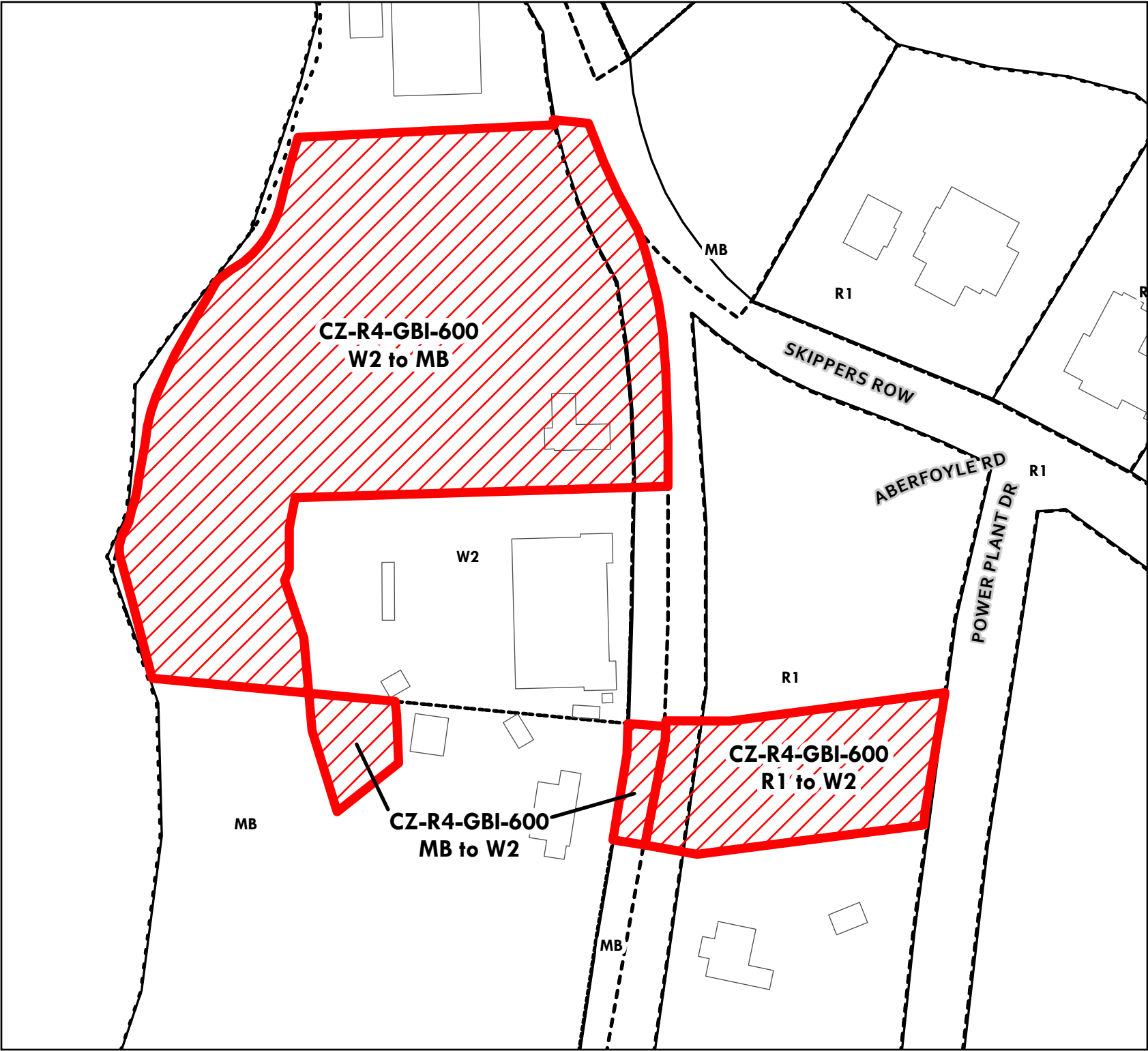
Exhibit No. GG

Region 4
Comprehensive Zoning
CZ-R4-GBI-600
W2 TO MB, MB TO W2,
R1 TO W2



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 3 (number) sign(s) relating to a request for rezoning for the property known as Aberfoyle Road Gibson Island (address). (Include application number if known or applicable: CZ-R4-GBI-600)
2. The signs were posted beginning on 06/19/2024 (date), through 06/29/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. At Gatehouse
 - b. West side of Aberfoyle
 - c. East side of Aberfoyle

AFFIANT:

John Berish

Digitally signed by John Berish
Date: 2024.06.27 09:16:06 -04'00'

Signature

John Berish

Printed name and Title (if applicable)

6/28/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING (AIR BILL NO. 28-24 - SEE BELOW FOR INFO.)

ARCHITECT: JONAS, 40 COLVERT STREET, ANNAPOLIS, MD 21403

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR CHANGE THE CONFIGURATION OF MR. W2 & R1 ZONING TO REDUCE THE W2 ZONING TO 1.4 ACRES.

LOCATION: EAST & WEST SIDES OF ABERFOYLE RD, GIBSON, MD

APPLICATION NO.: C2-24-GBL600

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-221-1111

OR EMAIL: COUNCIL.ZONING@PRINCEGEORGESCOUNTY.ORG OR VISIT

THE WEBSITE: WWW.PRINCEGEORGESCOUNTY.ORG/COUNCIL-ZONING

NOTICE

PLEASE DO NOT
ENTER THE MARINA
OR BOAT LIFT AREA
UNLESS YOU ARE
A MEMBER OF THE
CLUB OR HAVE A
PASS.



NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO

ARDENT'S CENTER, 44 CALS BRY STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR A VARIATION TO THE DRAFT COMPREHENSIVE ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR CHANGE THE CONFIGURATION OF MB, W2 & R1 ZONING TO REDUCE THE W2 ZONING TO 1.4 ACRES.

LOCATION: EAST & WEST SIDES OF ADERFOYLE RD. GIBSON IS.

APPLICATION NO. C2-84-GBL-500

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-326-1000

OR EMAIL: COUNTY.COUNCIL@ANNAPOLISMD.GOV

OR VISIT THE WEBSITE: WWW.ANNAPOLISMD.GOV/COUNCIL/2008/04/01/

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 34

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 186 on Tax Map 16, Tax Account Number 03-000-16763605, from R1 – Residential to C1- Local Commercial as shown in the cross-hatched area on the attached Exhibit HH.

(This amendment changes the zoning for an unaddressed property consisting of 9.19 acres on the south side of Mountain Road and west side of Waterford Road, Pasadena, from R1 – Residential to C1- Local Commercial.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-PAS-607
PLU	n/a	PLU-R4-PAS-607
DPAO	n/a	n/a
DPA	n/a	n/a

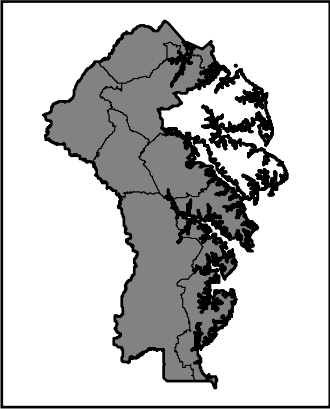
Bill No. 28-24





Amendment No. 34

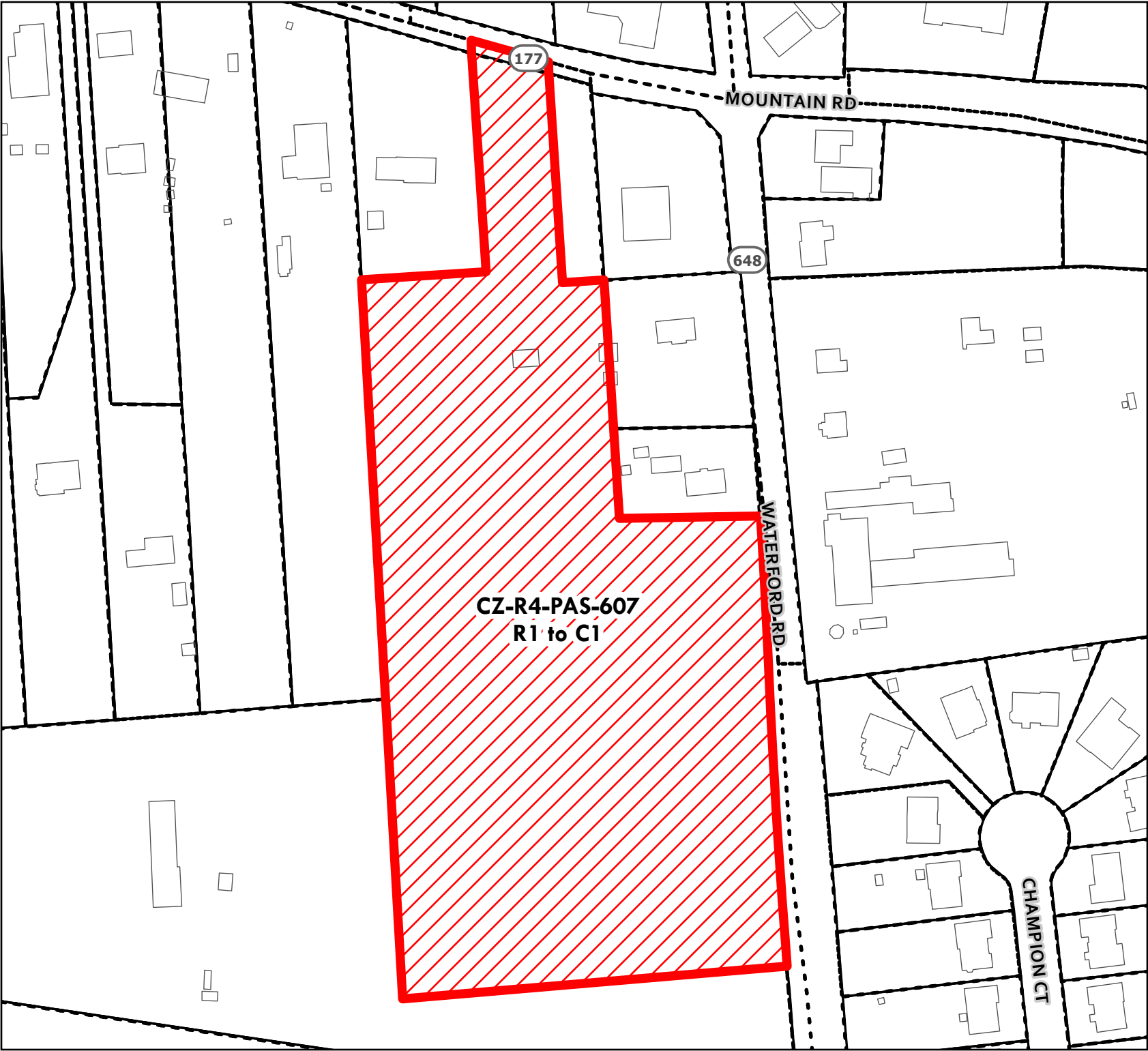
Exhibit No. HH

*Region 4
Comprehensive Zoning*

**CZ-R4-PAS-607
R1 TO C1**



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





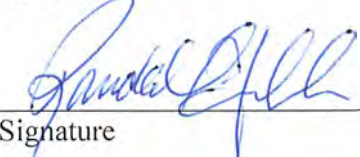
CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 9.1 acre property fronting Waterford and Mountain rd aka Parcel 186 Mountain rd Pasadena MD (address). (Include application number if known or applicable: CZR4PAS607)
2. The signs were posted beginning on 06/06/2024 (date), through 06/17/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Waterford Rd
 - b. Mountain Rd
 - c. _____

AFFIANT:


Signature

Randall Jubb

Printed name and Title (if applicable)

6/27/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024



NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE

ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:

CHANGE OF ZONING FROM R1-RESIDENTIAL TO

C1-LOCAL COMMERCIAL .

LOCATION: TAX MAP 16, GRID 18, PARCEL 186

APPLICATION NO.: CZ-R4-PAS-607

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 SEE BELOW FOR INFO.

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR CHANGE OF ZONING FROM R1-RESIDENTIAL TO C1-LOCAL COMMERCIAL.

LOCATION: TAX MAP 16, GRID 18, PARCEL 186

APPLICATION NO. CZ-R4-PAS-607

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401, OR EMAIL COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW THE WEBSITE WWW.AACOUNTY.ORG COUNCIL ZONING-APP

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

- ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R1-RESIDENTIAL TO

C1-LOCAL COMMERCIAL .

• LOCATION: TAX MAP 16, GRID 18, PARCEL 186

APPLICATION NO.: CZ-R4-PAS-607

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 35

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 532 on Tax Map 17, Tax Account Number 03-000-03041503, from RLD – Residential Low Density to R2 – Residential as shown in the cross-hatched area on the attached Exhibit II.

(This amendment changes the zoning on a portion of the property known as 4438 Purple Martins Road, Pasadena, from RLD – Residential Low Density to R2 – Residential.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-502	CZ-R4-PAS-609
PLU	n/a	PLU-R4-PAS-609
DPAO	n/a	n/a
DPA	n/a	n/a



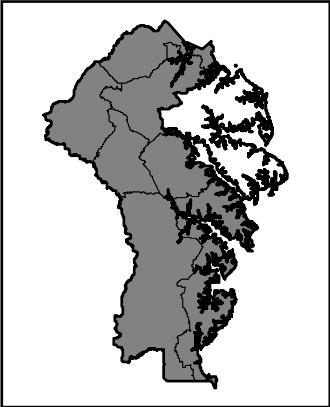
Bill No. 28-24

Amendment No. **35**

Exhibit No. **II**

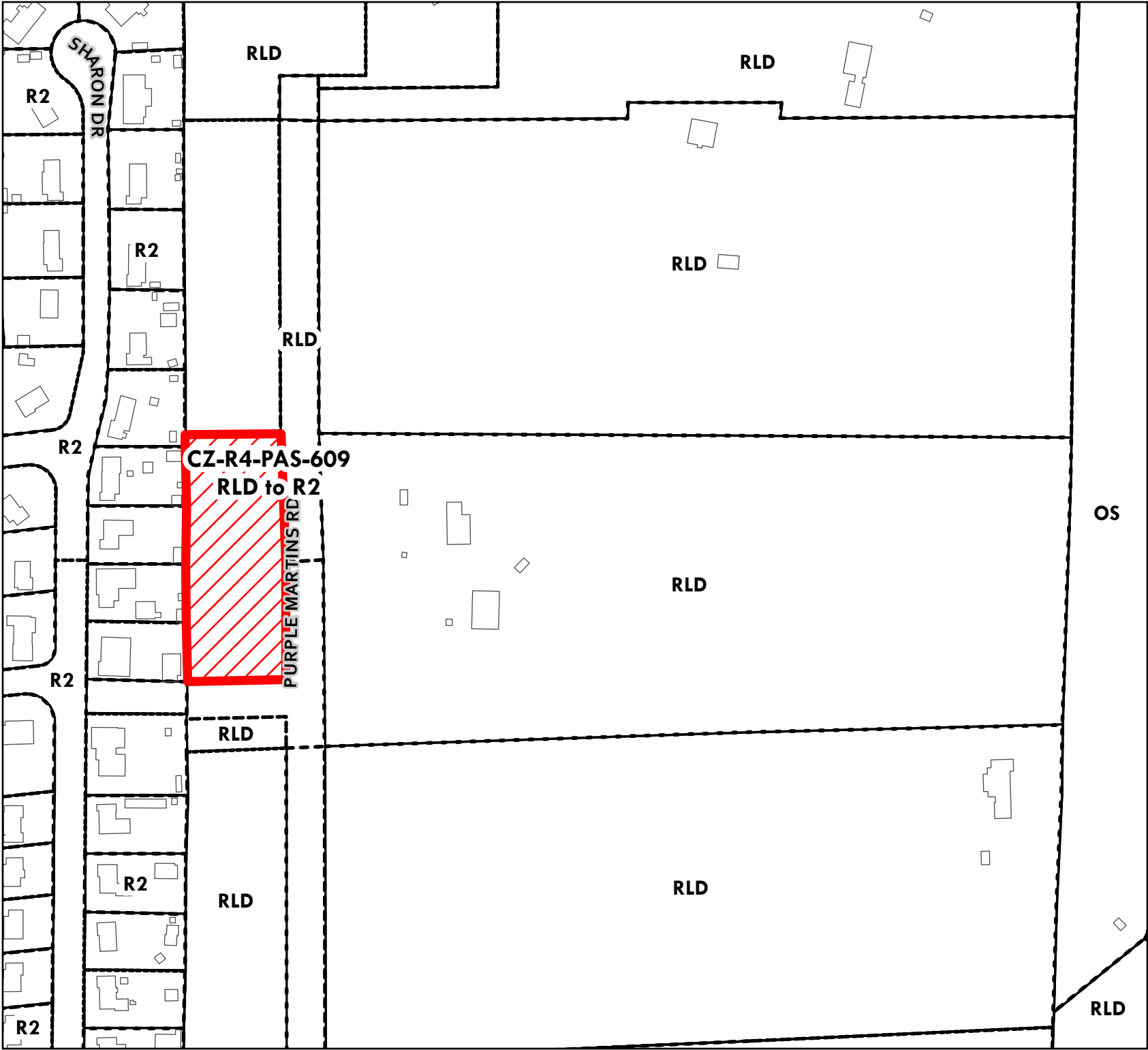
Region 4
Comprehensive Zoning

CZ-R4-PAS-609
RLD TO R2



Legend

- Change Area
- Proposed Zoning
- Buildings
- Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted ____ (number) sign(s) relating to a request for rezoning for the property known as _____ (address). (Include application number if known or applicable: _____)
2. The signs were posted beginning on _____ (date), through _____ (date).
3. The location of the sign(s) posted by me are as follows:
 - a. _____
 - b. _____
 - c. _____

AFFIANT:

A handwritten signature in black ink, appearing to read "W. J. Smith", is written over a horizontal line.

Signature

Printed name and Title (if applicable)

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM RLD-RESIDENTIAL
LOW DENSITY TO R2-RESIDENTIAL ON APPROXIMATELY
60,000 SQ. FEET OF LAND WEST OF PURPLE MARTINS ROAD
LOCATION: 4438 PURPLE MARTINS ROAD, PASADENA
APPLICATION NO. CZ-R4-PAS-609
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 36

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 1, Lot A, on Tax Map 32H, Tax Account Number 03-000-90061981 from R5 - Residential to SB – Small Business as shown in the cross-hatched area on the attached Exhibit JJ.

(This amendment changes the zoning on the property known as 850A Ritchie Highway, Severna Park, from R5 – Residential to SB – Small Business.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-SVP-605
PLU	n/a	PLU-R4-SVP-605
DPAO	n/a	n/a
DPA	n/a	n/a

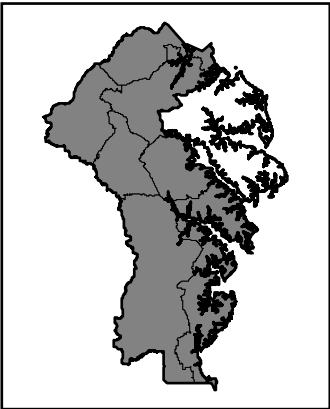
Bill No. 28-24

Amendment No. 36





Exhibit No. JJ

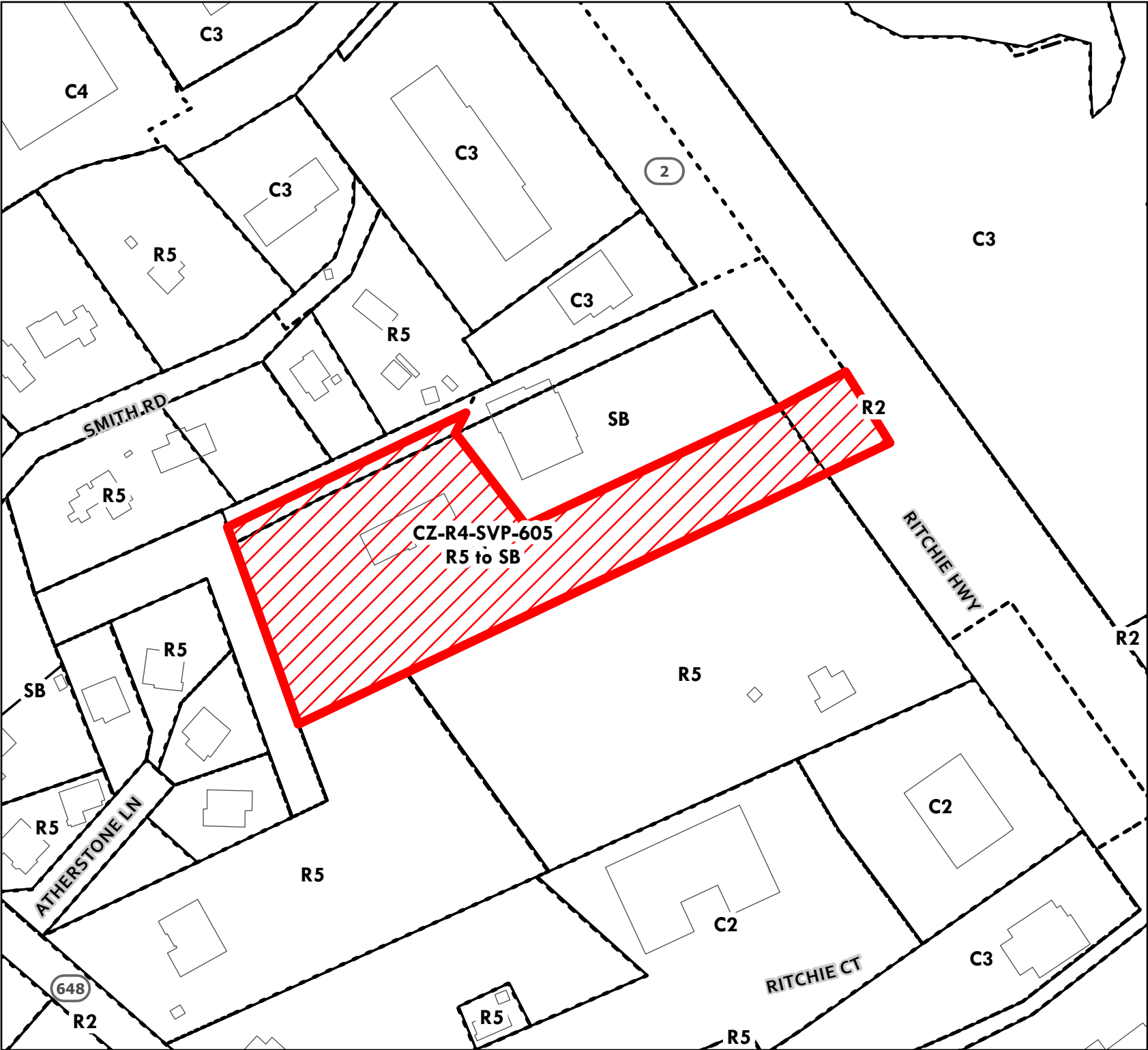
*Region 4
Comprehensive Zoning*

**CZ-R4-SVP-605
R5 TO SB**



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 850 A Ritchie Hwy Severna Park (address). (Include application number if known or applicable: CZ-R4-SVP-605)
2. The signs were posted beginning on June 19, 2024 (date), through June 29, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. 850 A Ritchie Hwy Severna Park MD 21146
 - b. _____
 - c. _____

AFFIANT:

Patricia White
Signature

Patricia White
Printed name and Title (if applicable)

6/29/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE

ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:

CHANGE OF ZONING FROM R5-RESIDENTIAL TO

SB-SMALL BUSINESS

LOCATION: 850A RITCHIE HIGHWAY, SEVERNA PARK

APPLICATION NO.: CZ-R4-SVP-605

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 37

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on the property known as Parcel 2, on Tax Map 32H, Tax Account Number 03-000-33072400 from R5 - Residential to C2 – Commercial Office as shown in the cross-hatched area on the attached Exhibit KK.

(This amendment changes the zoning on the property known as 850B Ritchie Highway, Severna Park, from R5 – Residential to C2 – Commercial Office.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-SVP-606
PLU	n/a	PLU-R4-SVP-606
DPAO	n/a	n/a
DPA	n/a	n/a

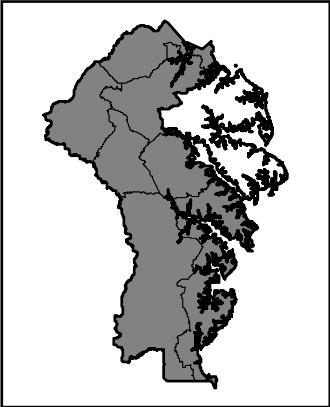
Bill No. 28-24

Amendment No. 37





Exhibit No. KK

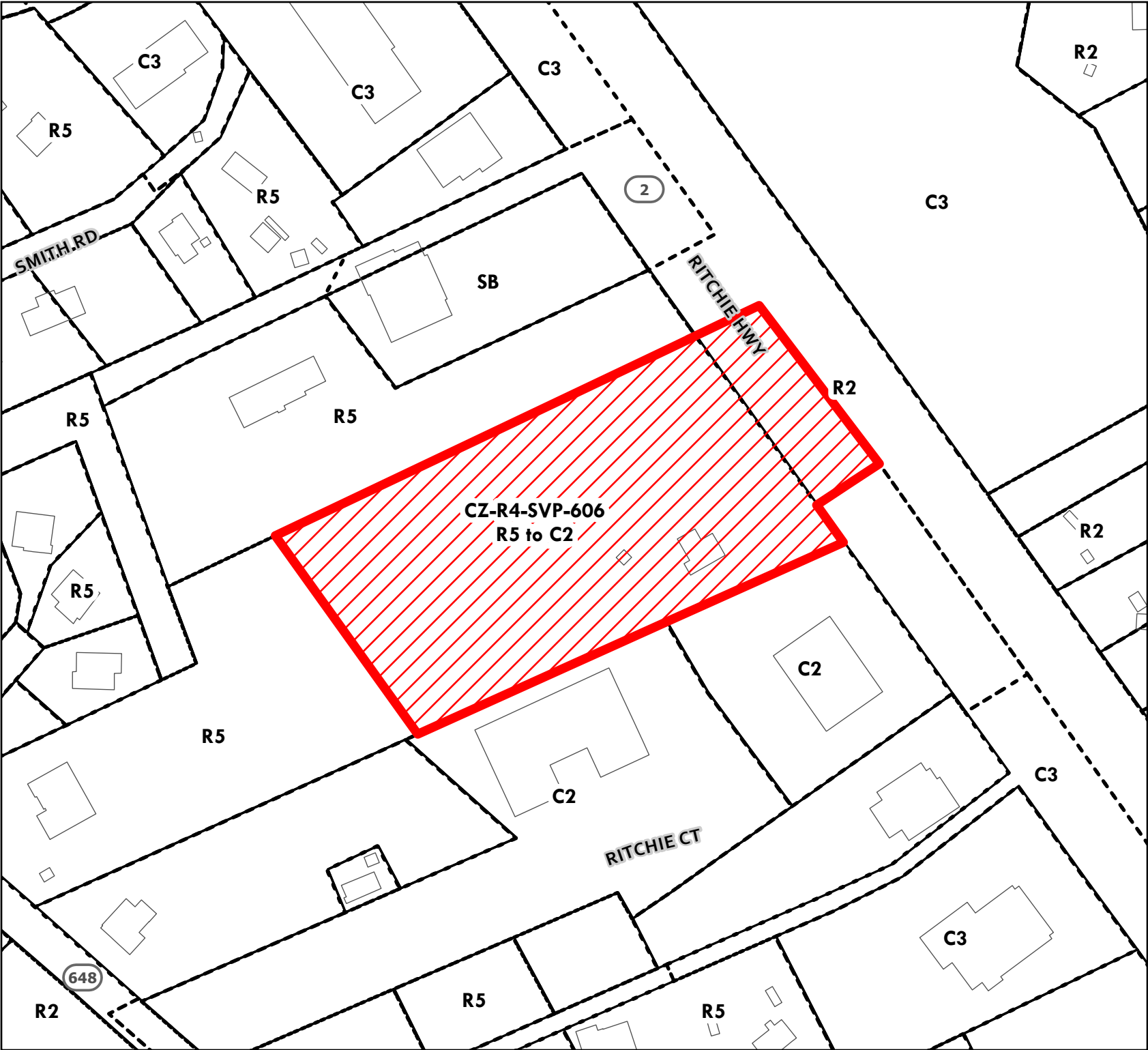
*Region 4
Comprehensive Zoning*

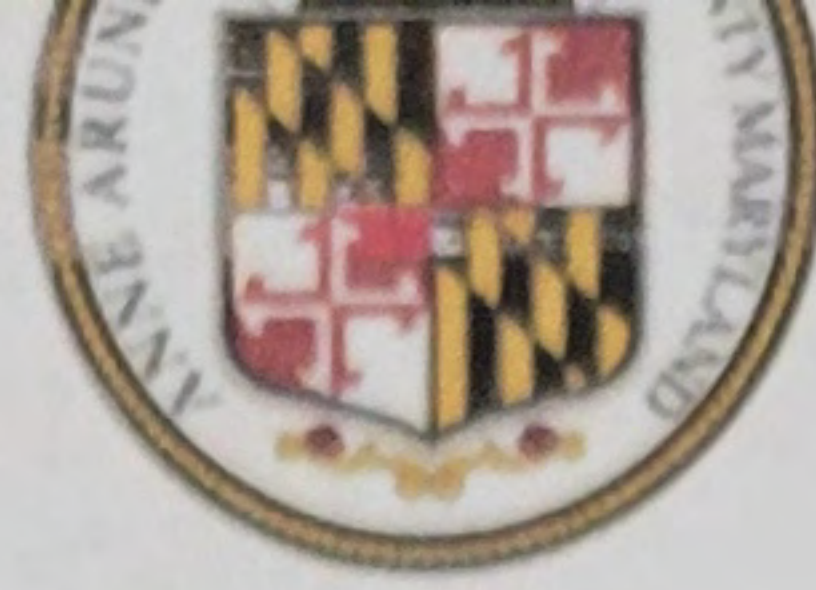
**CZ-R4-SVP-606
R5 TO C2**



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 850 B Ritchie Hwy Severna Park (address). (Include application number if known or applicable: CZ - R4 - SUP - 606)
2. The signs were posted beginning on June 19, 2024 (date), through June 29, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. 850 B Ritchie Hwy Severna Park
 - b. _____
 - c. _____

AFFIANT:

Patricia White
Signature

Patricia White
Printed name and Title (if applicable)

6/29/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R5-RESIDENTIAL TO
C2-COMMERCIAL OFFICE

LOCATION: 850B RITCHIE HIGHWAY, SEVERNA PARK

APPLICATION NO. CZ-R4-SVP-606

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 38

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on a portion of the property known as Parcel 293 on Tax Map 39, Tax Account Number 03-000-22477000 from R1 – Residential to SB – Small Business as shown in the cross-hatched area on the attached Exhibit LL.

(This amendment changes the zoning on a portion of the property known as 1481 Baltimore Annapolis Boulevard, also known as 20 Old Frederick Road, Arnold, from R1 – Residential to SB – Small Business.)

Application Numbers References		
	Prior	Council
CZ	n/a	CZ-R4-ARN-601
PLU	n/a	PLU-R4-ARN-601
DPAO	n/a	n/a
DPA	n/a	n/a

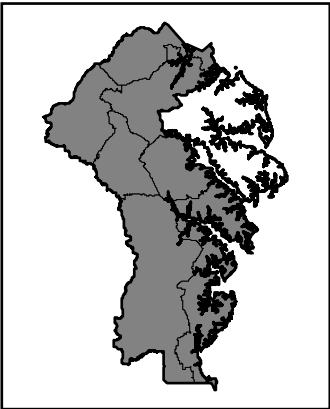
Bill No. 28-24

Amendment No. **38**





Exhibit No. **LL**

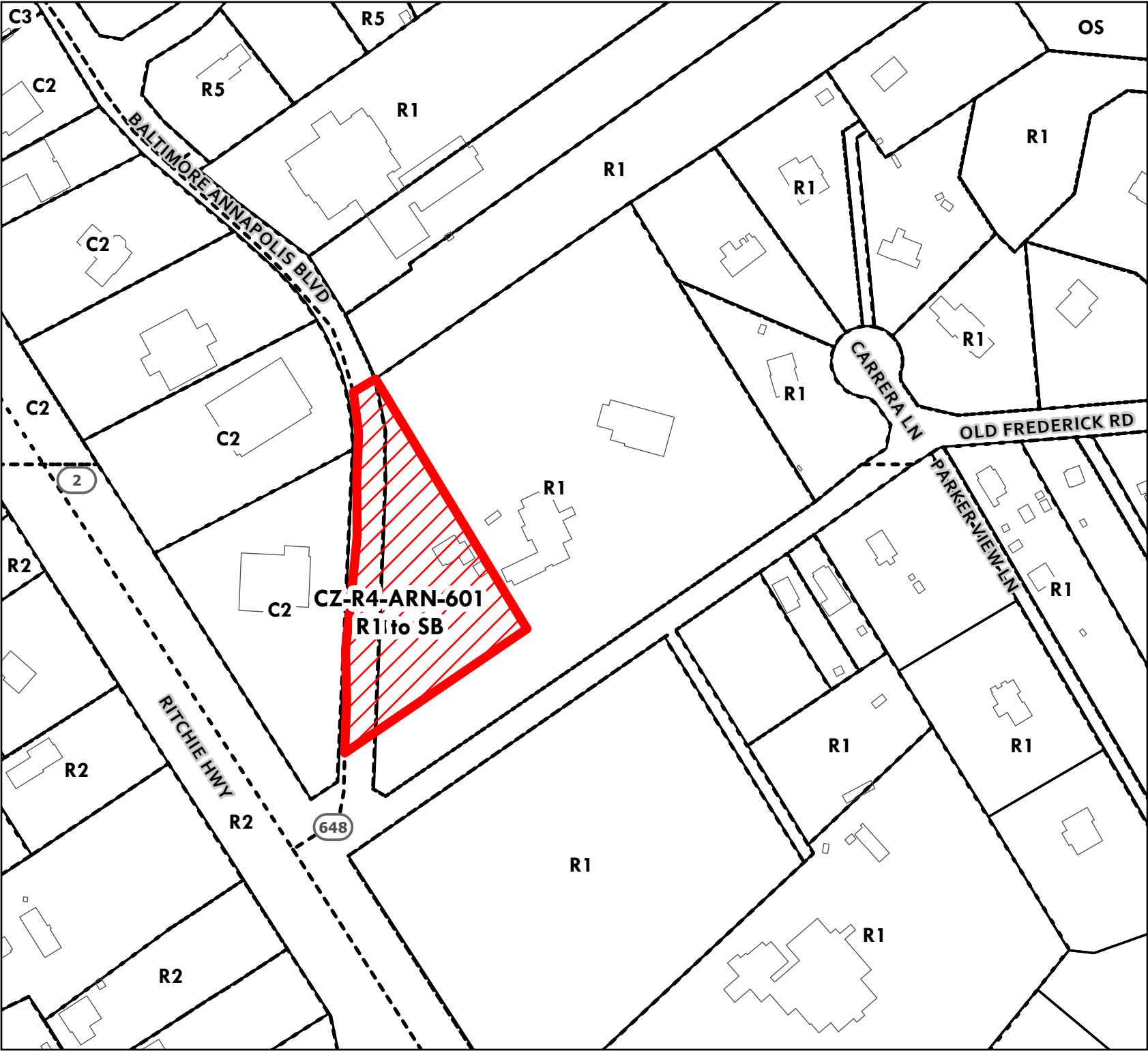
Region 4
Comprehensive Zoning

CZ-R4-ARN-601
R1 TO SB



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as 1481 Baltimore Annapolis Blvd, Arnold MD 21012 (address). (Include application number if known or applicable: N/A)

2. The signs were posted beginning on 06/16/2024 (date), through 06/27/2024 (date).

** STILL POSTED THRU 7/1/24*

3. The location of the sign(s) posted by me are as follows:

a. 1481 Baltimore Annapolis Blvd, Arnold (on B&A side)

b. 1481 Baltimore Annapolis Blvd, Arnold (on Old Frederick Rd side)

c. _____

AFFIANT:



Signature

Molly Knipe, CEO
Printed name and Title (if applicable)

6/27/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

ALL INFORMATION IS TO BE KEPT IN CONFIDENCE. ANY DISCLOSURE OF THIS INFORMATION TO THE PUBLIC OR TO ANY OTHER PERSON OR ENTITY IS PROHIBITED. THIS NOTICE IS POSTED IN THE PUBLIC AREAS OF THE UNIVERSITY OF MARYLAND SYSTEM. ANY VIOLATION OF THIS NOTICE IS A VIOLATION OF THE UNIVERSITY OF MARYLAND SYSTEM'S POLICY ON INFORMATION SECURITY. ANY PERSON WHO VIOLATES THIS NOTICE WILL BE SUBJECT TO DISCIPLINARY ACTION. ANY PERSON WHO VIOLATES THIS NOTICE WILL BE SUBJECT TO DISCIPLINARY ACTION.

BALT. ANNAP.
BLVD

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R1-RESIDENTIAL TO

A SPLIT OF SB-SMALL BUSINESS NEAR B&A BOULEVARD
AND R1-RESIDENTIAL FOR THE REMAINDER.

LOCATION: 1481 B&A BOULEVARD AND 20 OLD FREDERICK
APPLICATION NO.: CZ-R4-ARN-001 ROAD, ARNOLD

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-322-1401.

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

(BALTIMORE ANNA BLVD)

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO

ARONDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21403

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE

ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR

CHANGE OF ZONING FROM R1 RESIDENTIAL TO

A SPLIT OF SUB-SMALL BUSINESS NEAR BIA BOULEVARD

AND R1 RESIDENTIAL FOR THE REMAINDER

LOCATION: 1401 BIA BOULEVARD AND 20 OLD FREDERICK

APPLICATION NO. C2-BA-NEN-001

ROAD, ARNOLD

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-223-1401

OR EMAIL: COUNCIL-DOING-APP@ANNAPOLIS.MD OR VIEW

THE WEBSITE: WWW.ANNECOUNTY.ORG/COUNCILDOINGAPP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Hummer and Mr. Volke

Amendment No. 39

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 119 on Tax Map 40, Tax Account number 03-000-00001465 from RLD – Residential Low Density to C2 – Commercial Office as shown in the cross-hatched area on the attached Exhibit MM.

(This amendment changes the zoning of the property known as 161 Ferguson Road, Annapolis from RLD – Residential Low Density to C2 – Commercial Office.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-BDN-015	CZ-R4-BDN-613
PLU	n/a	PLU-R4-BDN-613
DPAO	n/a	n/a
DPA	n/a	n/a

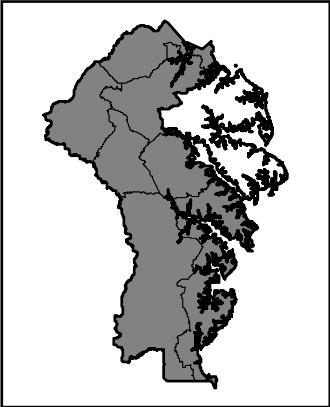
Bill No. 28-24

Amendment No. 39





Exhibit No. MM

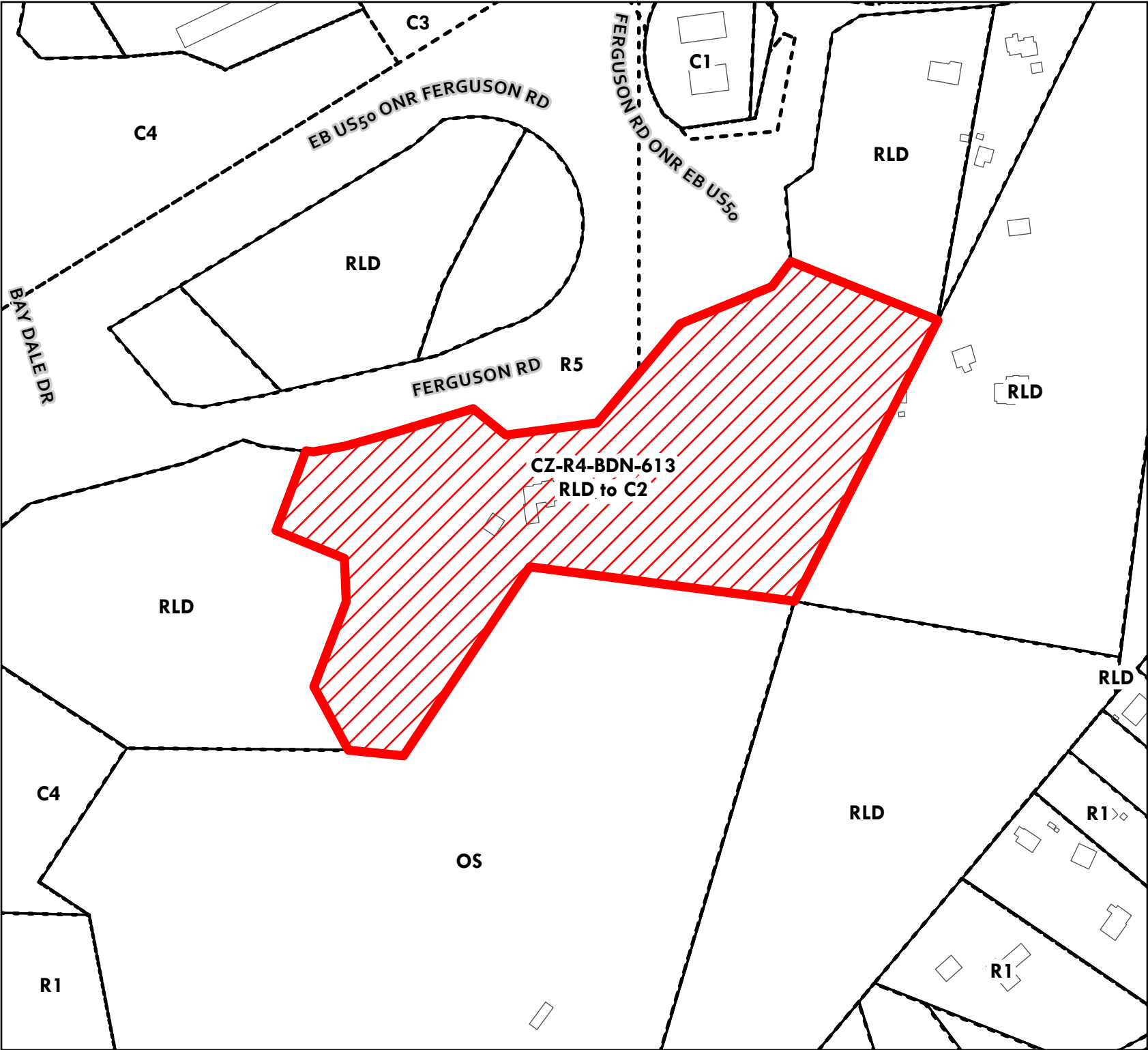
*Region 4
Comprehensive Zoning*

**CZ-R4-BDN-613
RLD TO C2**



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 161 Ferguson Rd, Annapolis, MD 21409 (address). (Include application number if known or applicable: CZ-R4-BDN-613)
2. The signs were posted beginning on June 20, 2024 (date), through June 30, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Affixed to the driveway gate at the entrance to the property
 - b. _____
 - c. _____

AFFIANT:

Julie Santoboni
Signature

Julie Santoboni
Printed name and Title (if applicable)

6/30/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM RLD-RESIDENTIAL
LOW DENSITY TO C2-COMMERCIAL OFFICE

LOCATION: 161 FERGUSON ROAD, ANNAPOLIS
APPLICATION NO. CZ-R4-BDN-613
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 40

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 546 on Tax Map 22, Tax Account number 03-000-90050424 from OS – Open Space to a split of OS – Open Space and C2 – Commercial Office as shown in the cross-hatched area on the attached Exhibit NN.

(This amendment changes the zoning of the property known as (no number) Veterans Highway, Millersville, from OS – Open Space to a split of OS – Open Space and C2 – Commercial Office.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-SVP-002B	CZ-R4-MRV-600
PLU	n/a	PLU-R4-MRV-600
DPAO	n/a	n/a
DPA	n/a	n/a

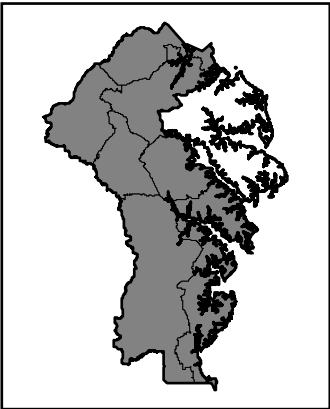
Bill No. 28-24

Amendment No. **40**





Exhibit No. **NN**

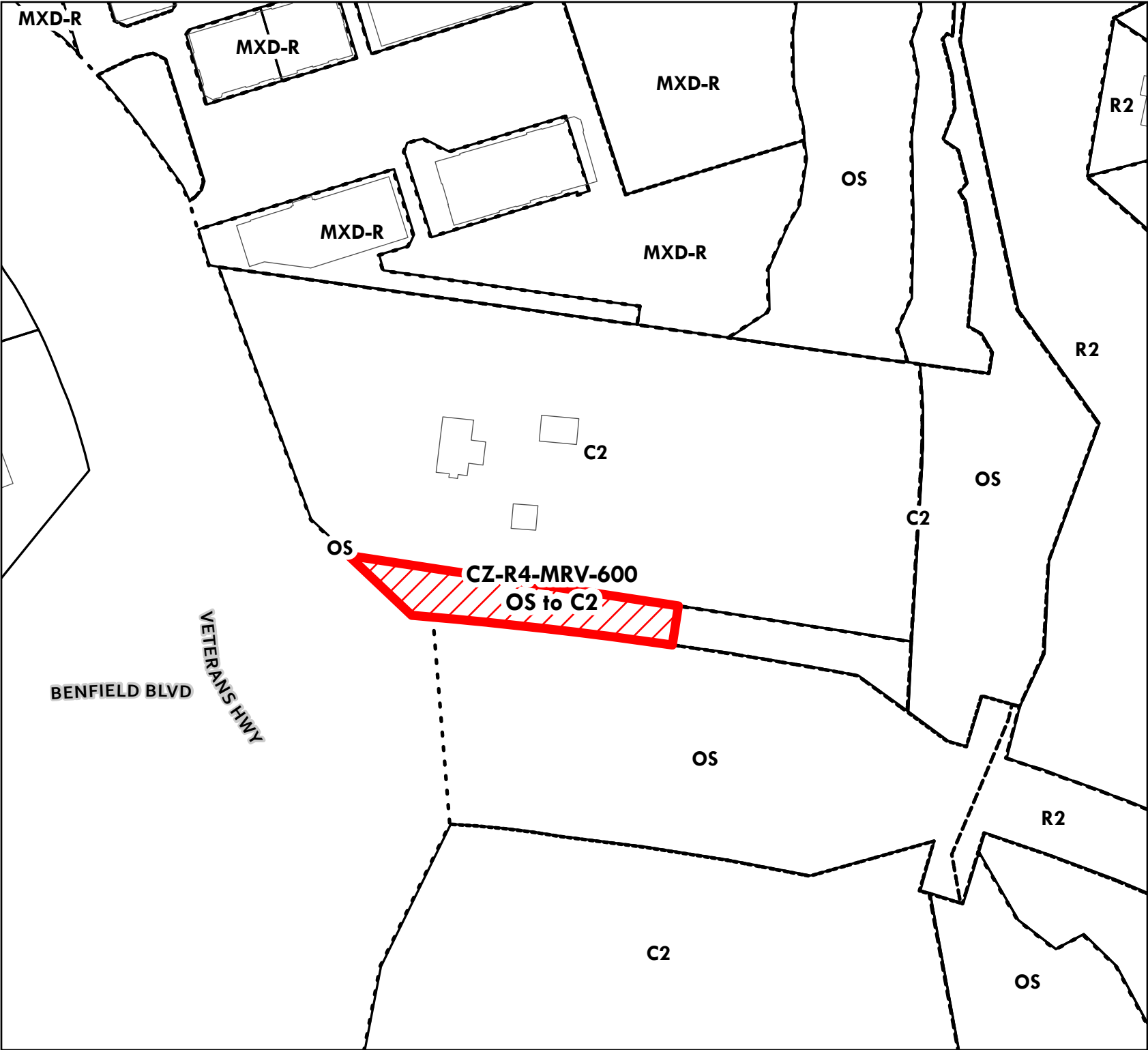
Region 4
Comprehensive Zoning

CZ-R4-MRV-600
OS TO C2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 2 (number) sign(s) relating to a request for rezoning for the property known as Veterans Highway, Millersville (address). (Include application number if known or applicable: CZ-R4-MRV-600)
2. The signs were posted beginning on 6/21/2024 (date), through 6/30/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. East side Veterans Hwy north of Benfield Blvd
 - b. North side of Benfield Blvd east of Veterans Hwy
 - c. _____

AFFIANT:


Signature

Kai Nicholls
Printed name and Title (if applicable)

6/30/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM OS-OPEN SPACE TO
OS-OPEN SPACE AND C2-COMMERCIAL OFFICE

LOCATION: NO NUMBER VETERANS HIGHWAY, MILLERSVILLE
APPLICATION NO.: CZ-R4-MRV-600
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 SEE BELOW FOR INFO.
ARONDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR
CHANGE OF ZONING FROM OS-OPEN SPACE TO
OS-OPEN SPACE AND C2-COMMERCIAL OFFICE

LOCATION: NO. NUMBER VETERANS HIGHWAY, MILLERSVILLE
APPLICATION NO. C2-B4-MRV-500
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1400
OR EMAIL: COUNCIL.ZONING@JACOUNTY.ORG OR VIEW
THE WEBSITE WWW.JACOUNTY.ORG/COUNCIL.ZONING.APP



AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Mr. Volke

Amendment No. 41

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 951 on Tax Map 16, Tax Account Number 03-896-26127600, from C4 - Highway Commercial to C3 – General Commercial as shown in the cross-hatched area on the attached Exhibit OO.

(This amendment changes the zoning of the property known as 8270 Waterford Road, Pasadena, from C4 - Highway Commercial to C3 – General Commercial.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-023	CZ-R4-PAS-608
PLU	PLU-R4-PAS-123	n/a
DPAO	n/a	n/a
DPA	n/a	n/a

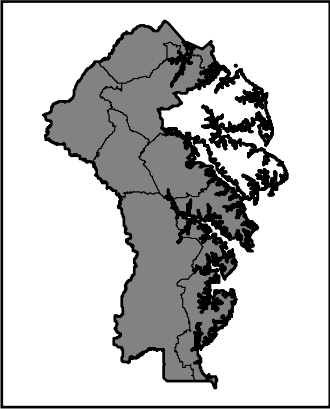
Bill No. 28-24

Amendment No. 41





Exhibit No. 00

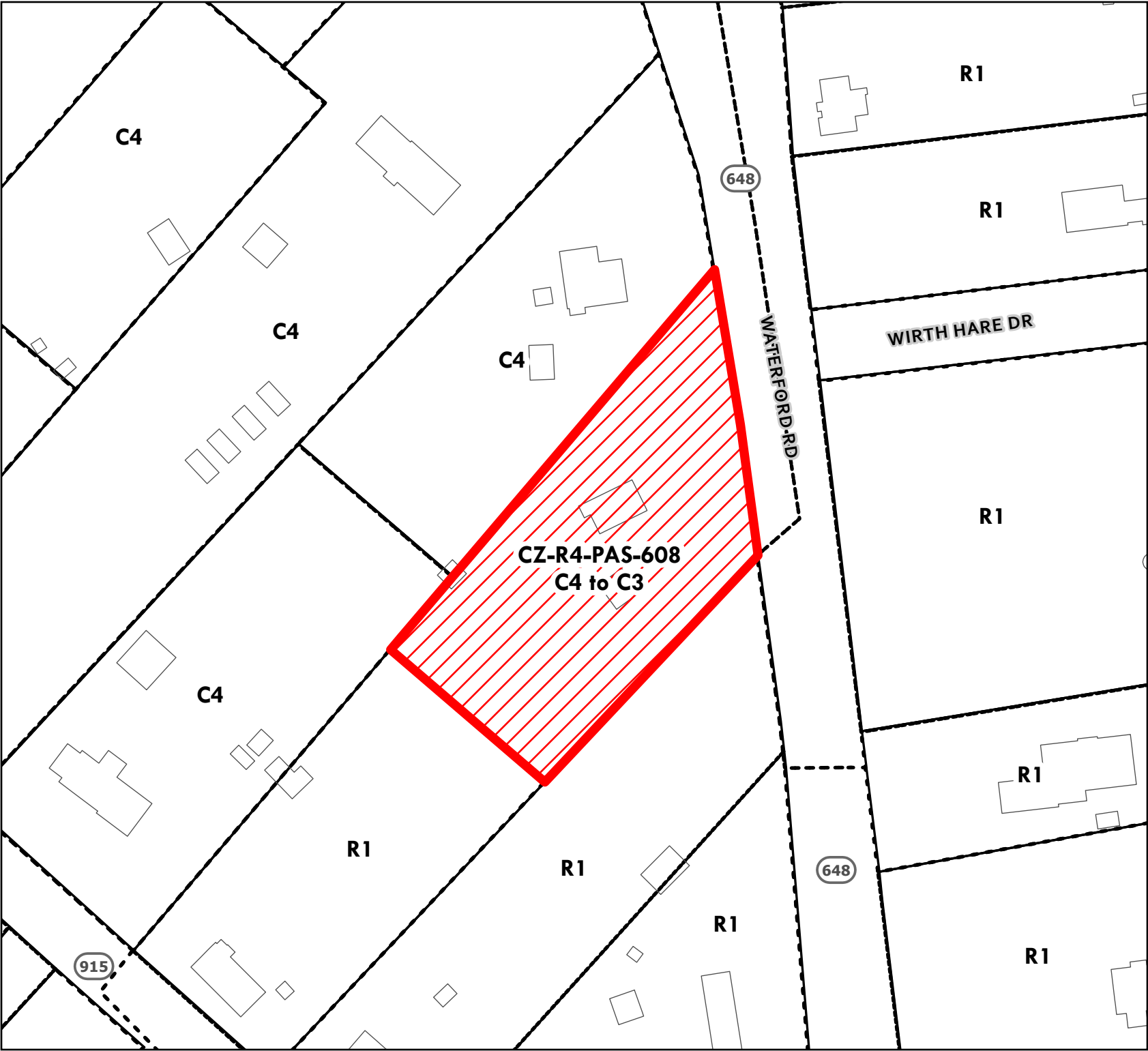
*Region 4
Comprehensive Zoning*

**CZ-R4-PAS-608
C4 TO C3**



Legend

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





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 8270 Waterford Rd Pasadena MD, 21122 (address). (Include application number if known or applicable: CZ-R4-PAS-608)
2. The signs were posted beginning on 06/17/2024 (date), through 06/28/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. East side facing listed property on Waterford Rd, per instruction
 - b. _____
 - c. _____

AFFIANT:

John Raulin
Signature

John Raulin - Property Owner
Printed name and Title (if applicable)

6/28/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE ZONING FROM C-4 HIGHWAY COMMERCIAL
TO C3-GENERAL COMMERCIAL

LOCATION: 8270 WATERFORD ROAD, PASADENA

APPLICATION NO.: CZ-R4-PAS-608

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

5:56 PM

Monday, June 17, 2024 3:01
Time in Pasadena, MD



NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE ZONING FROM C-4 HIGHWAY COMMERCIAL
TO C3-GENERAL COMMERCIAL

LOCATION: 8270 WATERFORD ROAD, PASADENA

APPLICATION NO.: CZ-R4-PAS-608

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401.

OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

7:09 AM

Friday, June 28, 2024 (EDT)
Time in Pasadena, MD

**AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)**

July 1, 2024

Introduced by Mr. Volke

Amendment No. 42

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning on portions of the property known as Parcel 339 on Tax Map 16, Tax Account Number 03-000-21104600, ~~from R1- Residential to W2 – Light Industrial and~~ from R1 - Residential to OS – Open Space as shown in the cross-hatched area on the attached Exhibit PP.

(This amendment changes the zoning on the property known as 201 Ember Drive, Pasadena to a split of R1- Residential, ~~W2 – Light Industrial~~, and OS – Open Space.)

****Veto Overridden 9/3/24****

Application Numbers References		
	Prior	Council
CZ	CZ-R4-PAS-020	CZ-R4-PAS-602
PLU	n/a	PLU-R4-PAS-602
DPAO	n/a	n/a
DPA	n/a	n/a

Bill No. 28-24

Amendment No. **42**

Exhibit No. **PP**

Region 4
Comprehensive Zoning

CZ-R4-PAS-602

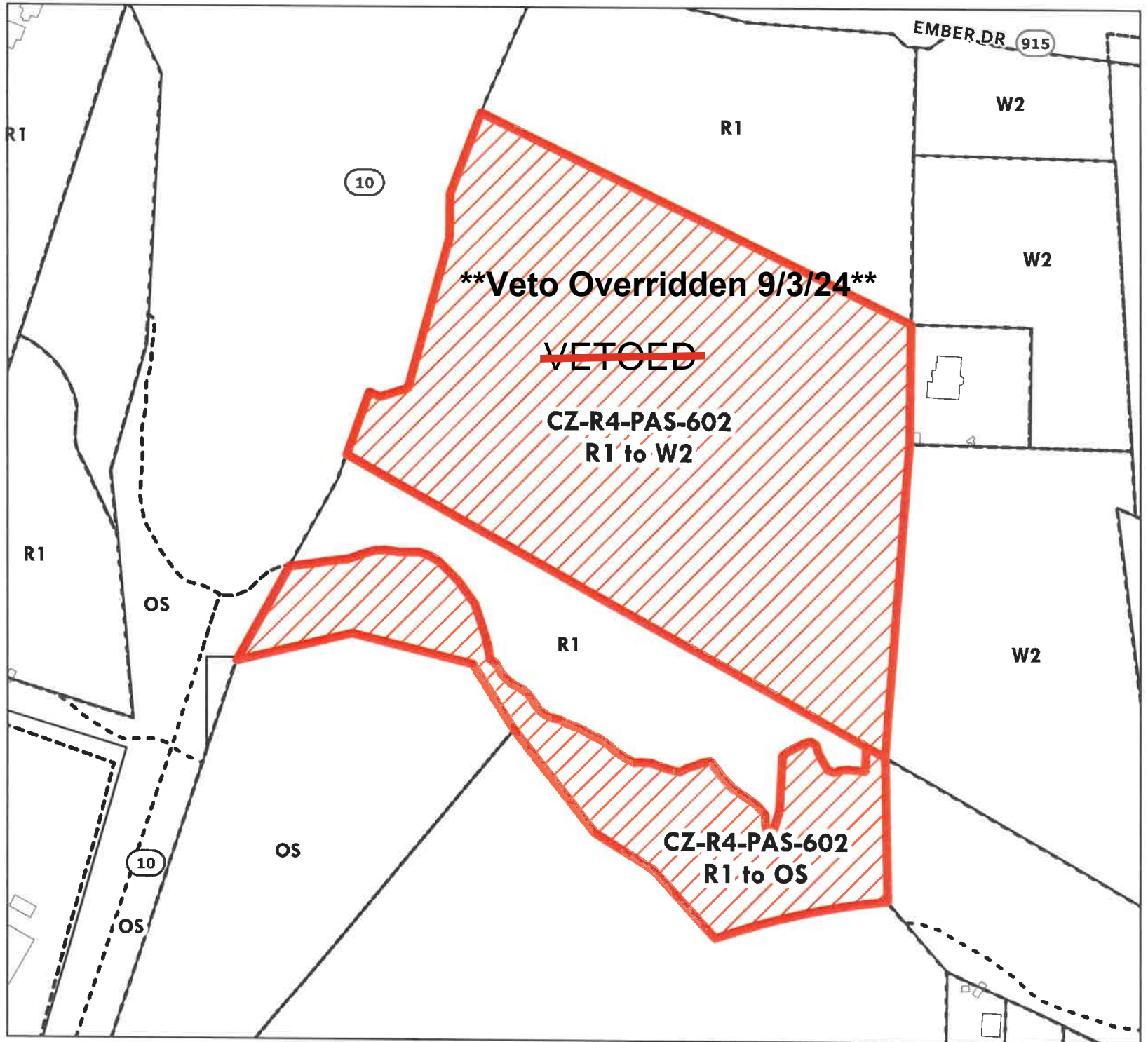
R1 TO W2,

R1 TO OS



Legend

-  Change Area
-  Buildings
-  Parcels
-  Proposed Zoning





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 201 Ember Drive, Pasadena, MD (address). (Include application number if known or applicable: CZ-R4-PAS-602)
2. The signs were posted beginning on 06/19/2024 (date), through 06/30/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Along the property's frontage along Ember Road
 - b. _____
 - c. _____

AFFIANT:

Signature

Wayne Newton

Printed name and Title (if applicable)

6/30/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024



NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 . SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR
CHANGE OF ZONING FROM R1-RESIDENTIAL TO
W2-LIGHT INDUSTRIAL AND OS-OPEN SPACE

LOCATION: 201 EMBER DRIVE, PASADENA
APPLICATION NO. CZ-R4-PAS-602

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP

**AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)**

July 1, 2024

Introduced by Ms. Fiedler and Ms. Rodvien

Amendment No. 43

WHEREAS, in accordance with § 18-2-108(a)(1) of the County Code, as amended by Bill No. 26-24, for a period of 10 days, one or more signs were required to be posted on the property that is the subject of this amendment and notice of the proposed change of zoning was required to be posted to the County Council website; and

WHEREAS, a certification was submitted to the Administrative Officer to the County Council that verified the required sign(s) was posted for at least 10 days before this legislative session; and

WHEREAS, notice of the proposed change of zoning was posted to the County Council website at least 10 days before this legislative session; and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcels 156, Lot 1; 270; 246, Lot 3; 266, Lot 3; 244; 238; 268; 249; 154; 150; 242; 226; and 171 on Tax Map 46, Tax Account numbers 03-000-12159000; 03-000-15456400; 03-000-15459100; 03-000-15621100; 03-000-90006252; 03-000-15643600; 03-000-06177000; 03-000-14732000; 03-000-24893100; 03-000-12201000; 03-000-15437800; 03-000-33455200; and 03-000-33339525 from R1 – Residential to R2 – Residential as shown in the cross-hatched area on the attached Exhibits QQ-1 through QQ-12.

(This amendment changes the zoning of the properties known as 2134, 2226, 2222, 2150, 2224, 2152, 2160, 2146, 2126, 2124, 2176, unaddressed parcel, and 2130 Mulberry Hill Road, Annapolis from R1 – Residential to R2 – Residential.)

Property Identifiers				Prior	Council
Address	Tax Map	Parcel	Tax Account No.	CZ	CZ
2134 Mulberry Hill Rd.	46	156, Lot 1	03-000-12159000	n/a	CZ-R4-BDN-600
2226 Mulberry Hill Rd.	46	270	03-000-15456400	n/a	CZ-R4-BDN-602
2222 Mulberry Hill Rd.	46	246, Lot 3	03-000-15459100	n/a	CZ-R4-BDN-603
2150 Mulberry Hill Rd.	46	266, Lot 3	03-000-15621100	n/a	CZ-R4-BDN-604
2224 Mulberry Hill Rd.	46	244	03-000-90006252	n/a	CZ-R4-BDN-605
2152 Mulberry Hill Rd.	46	238	03-000-15643600	n/a	CZ-R4-BDN-606
2160 Mulberry Hill Rd.	46	268	03-000-06177000	n/a	CZ-R4-BDN-607
2146 Mulberry Hill Rd.	46	249	03-000-14732000	n/a	CZ-R4-BDN-608
2126 Mulberry Hill Rd.	46	154	03-000-24893100	n/a	CZ-R4-BDN-609
2124 Mulberry Hill Rd.	46	150	03-000-12201000	n/a	CZ-R4-BDN-610
2176 Mulberry Hill Rd.	46	242	03-000-15437800	n/a	CZ-R4-BDN-611
unaddressed Mulberry Hill Rd.	46	226	03-000-33455200	n/a	CZ-R4-BDN-611
2130 Mulberry Hill Rd.	46	171	03-000-33339525	n/a	CZ-R4-BDN-612

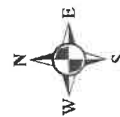
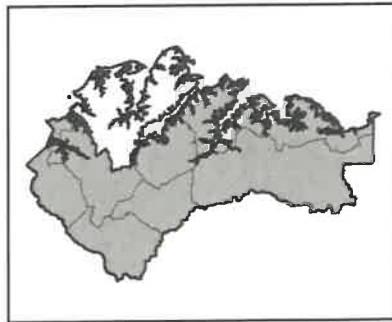
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-1

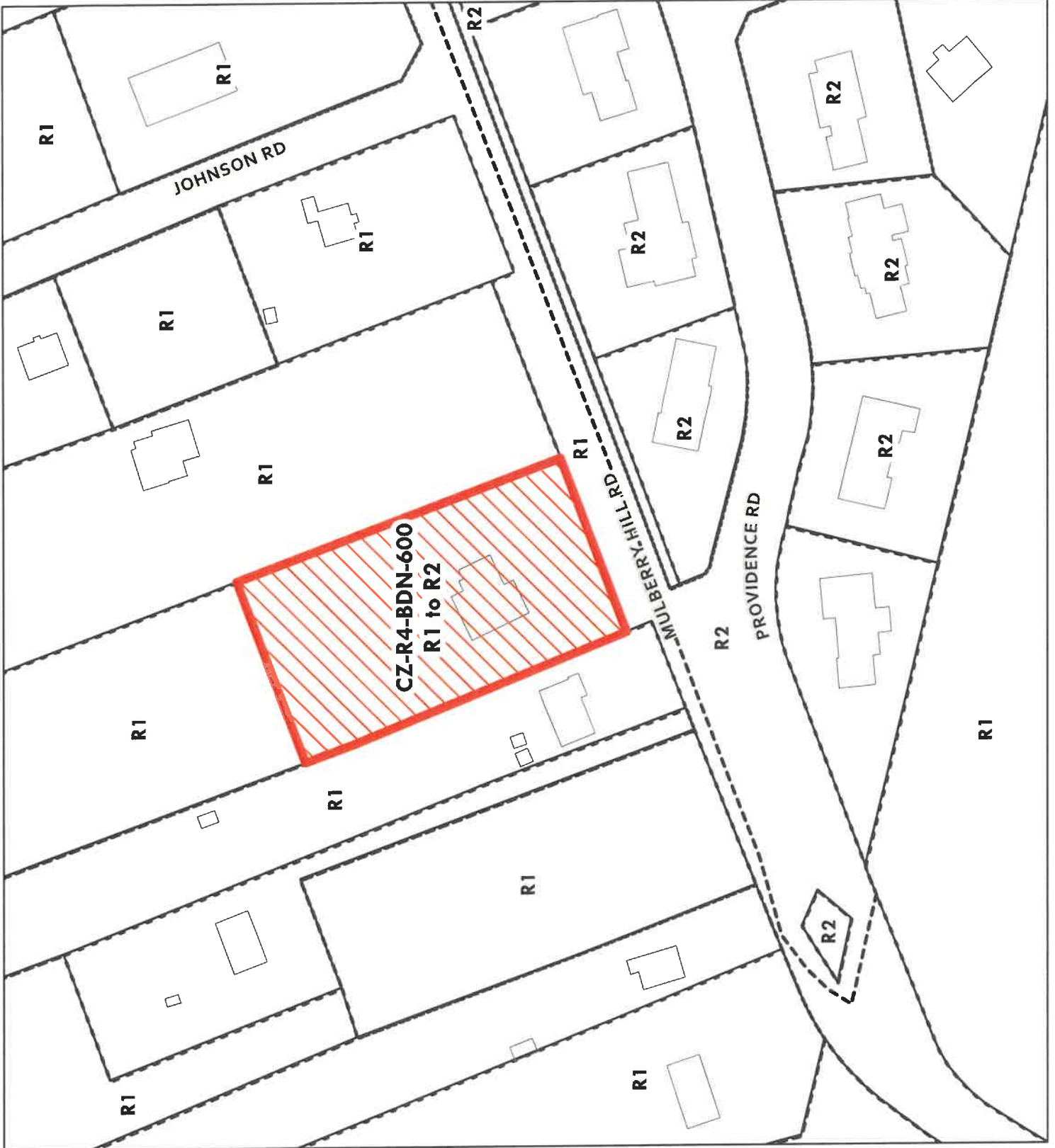
Region 4
Comprehensive Zoning

CZ-R4-BDN-600
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



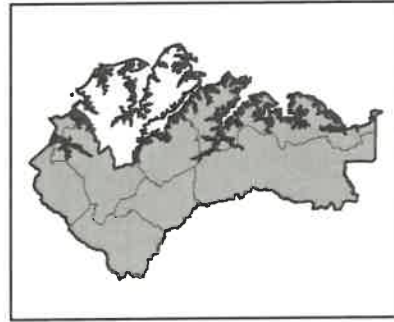
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-2

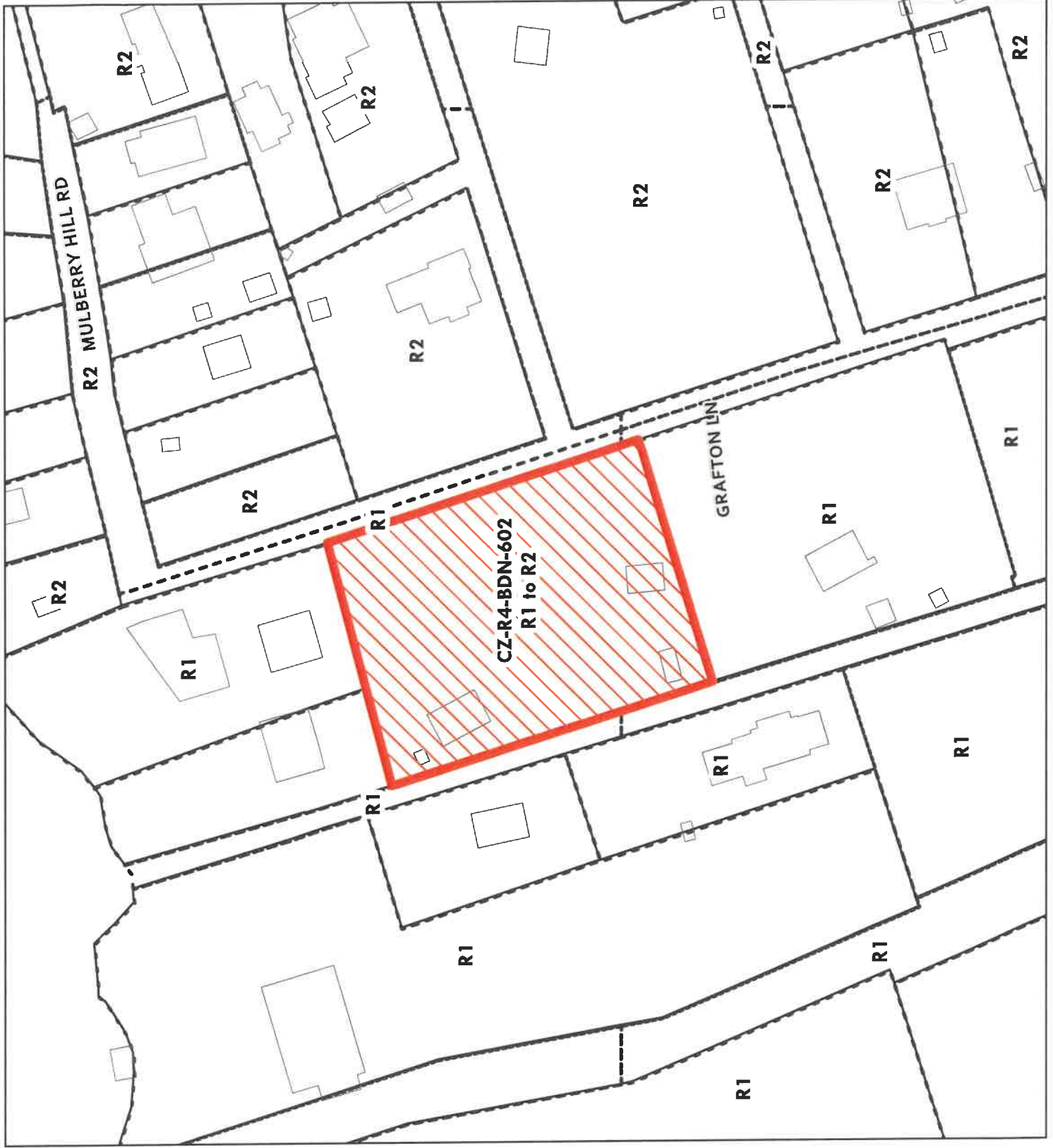
Region 4
Comprehensive Zoning

CZ-R4-BDN-602
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



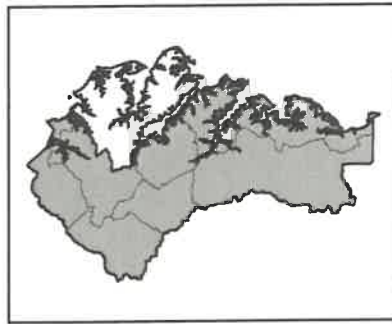
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-3

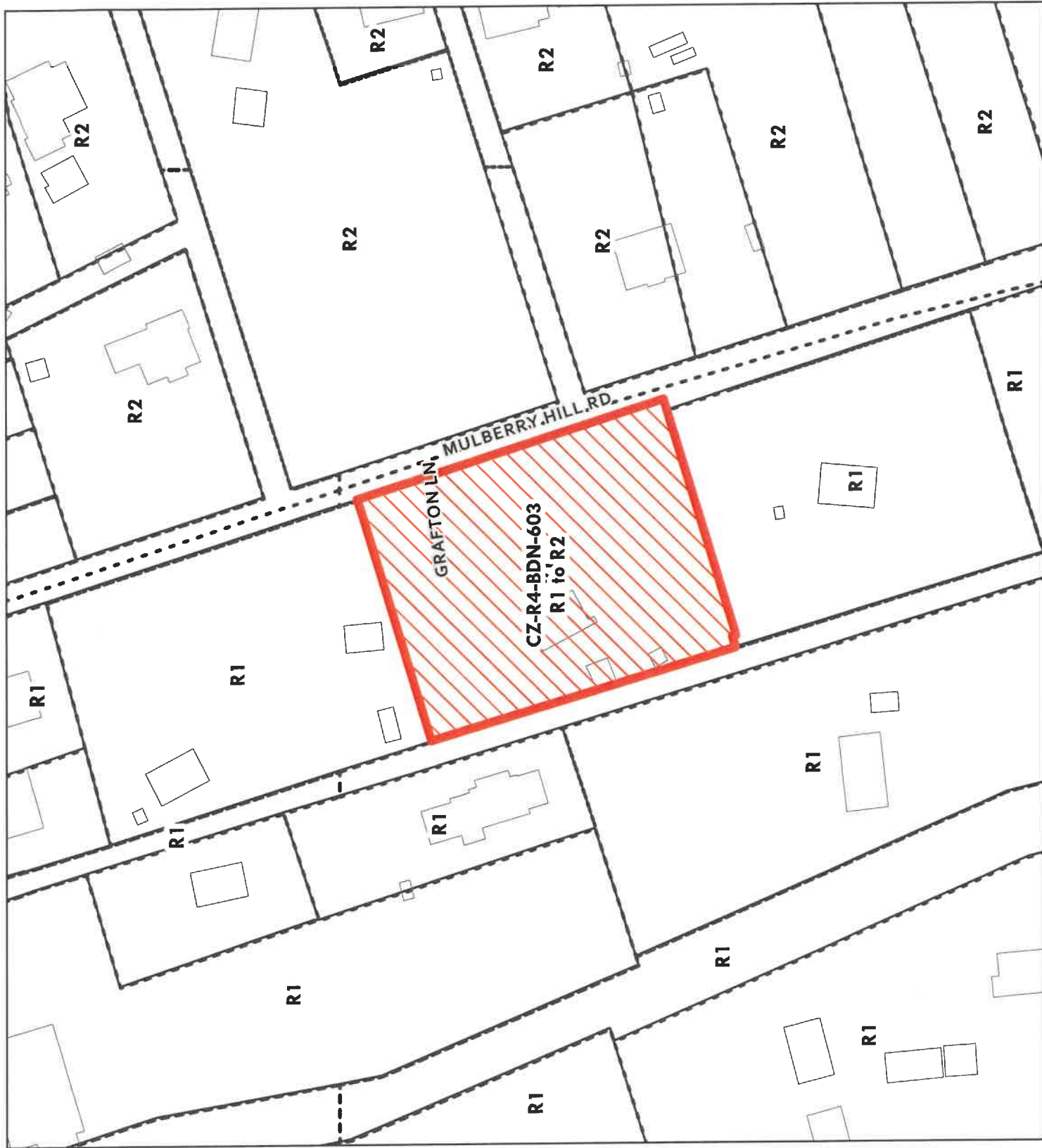
Region 4
Comprehensive Zoning

CZ-R4-BDN-603
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



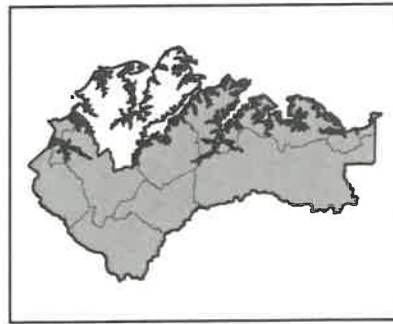
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-4

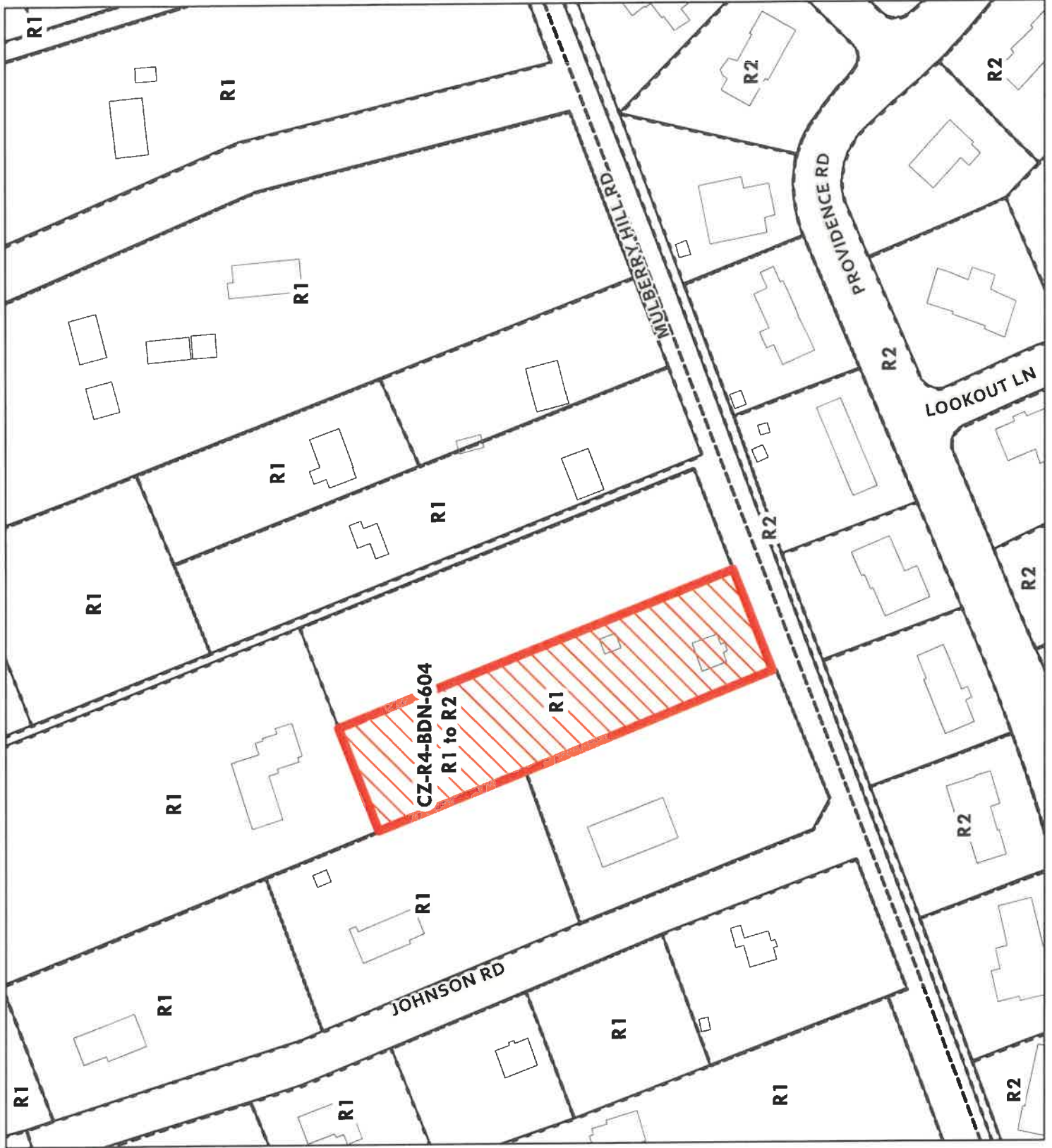
Region 4
Comprehensive Zoning

CZ-R4-BDN-604
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



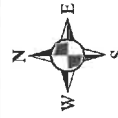
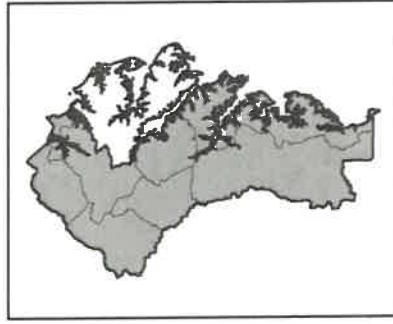
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-5

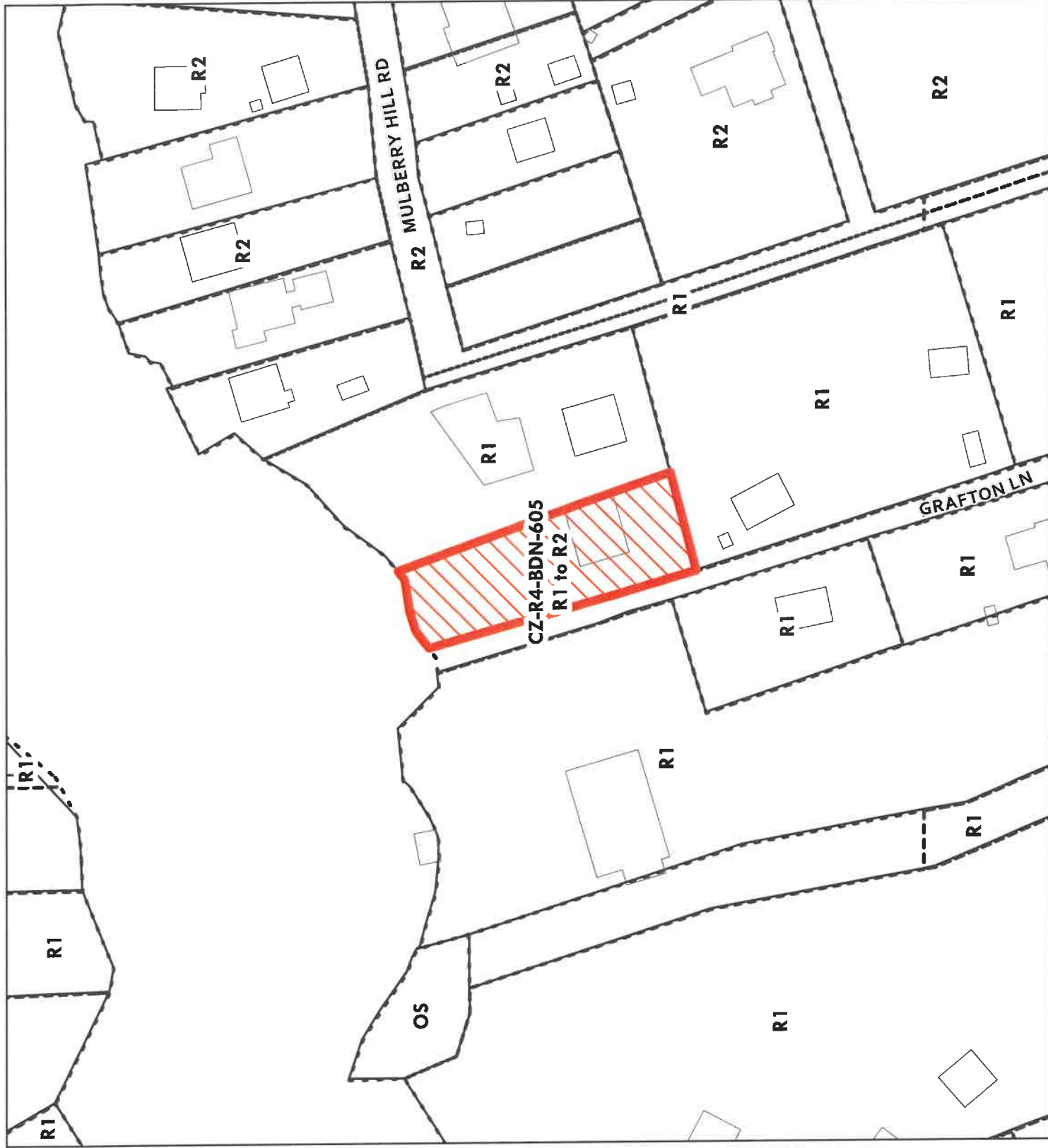
Region 4
Comprehensive Zoning

CZ-R4-BDN-605
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



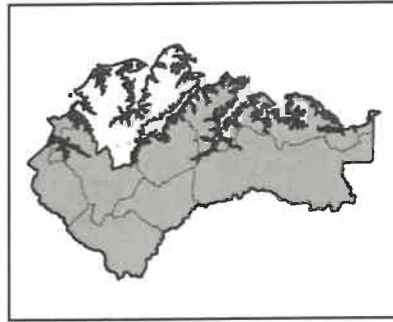
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-6

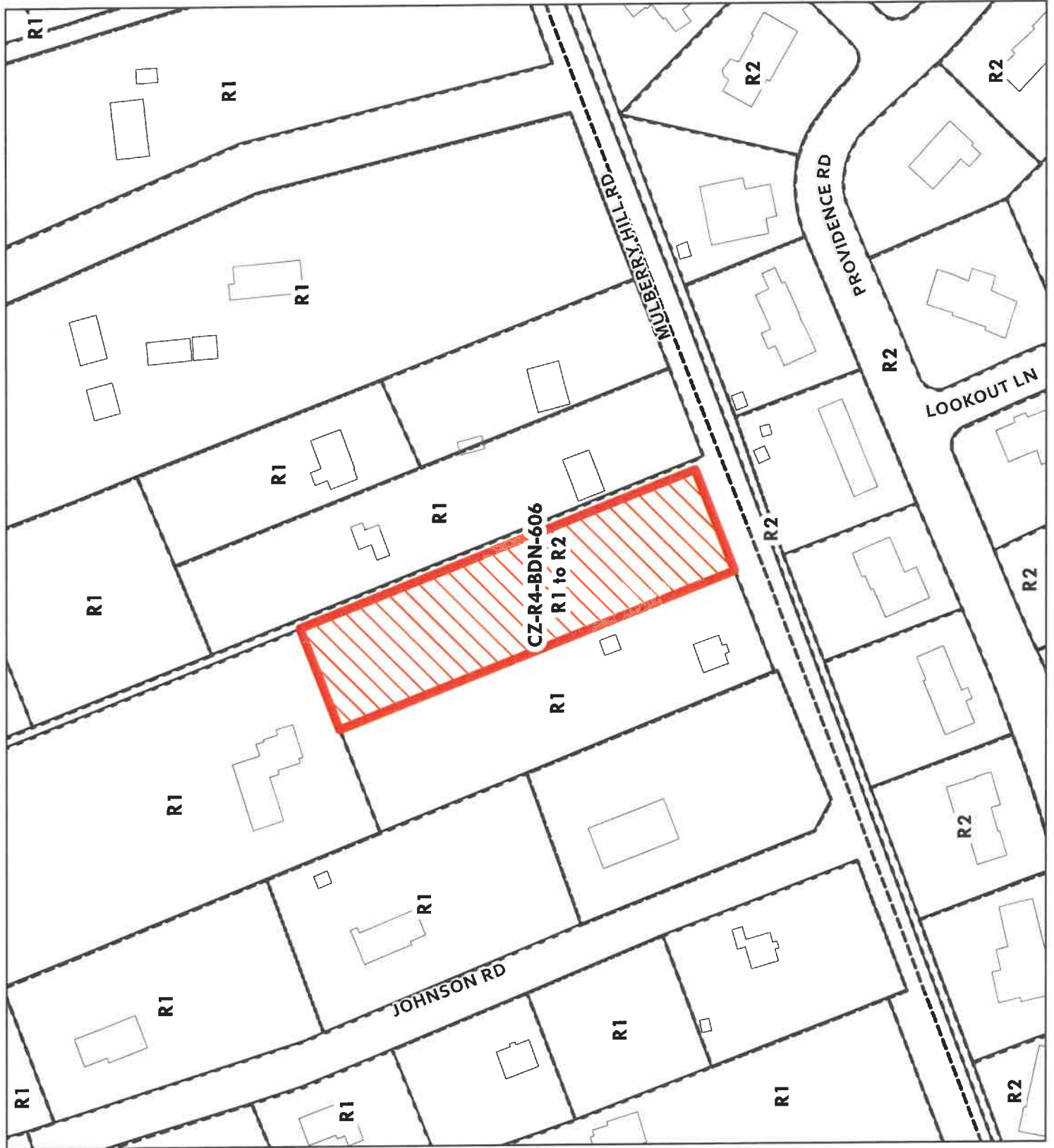
Region 4
Comprehensive Zoning

CZ-R4-BDN-606
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-7

Region 4
Comprehensive Zoning

CZ-R4-BDN-607
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



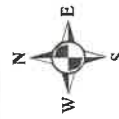
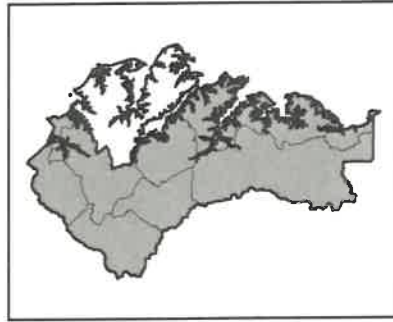
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-8

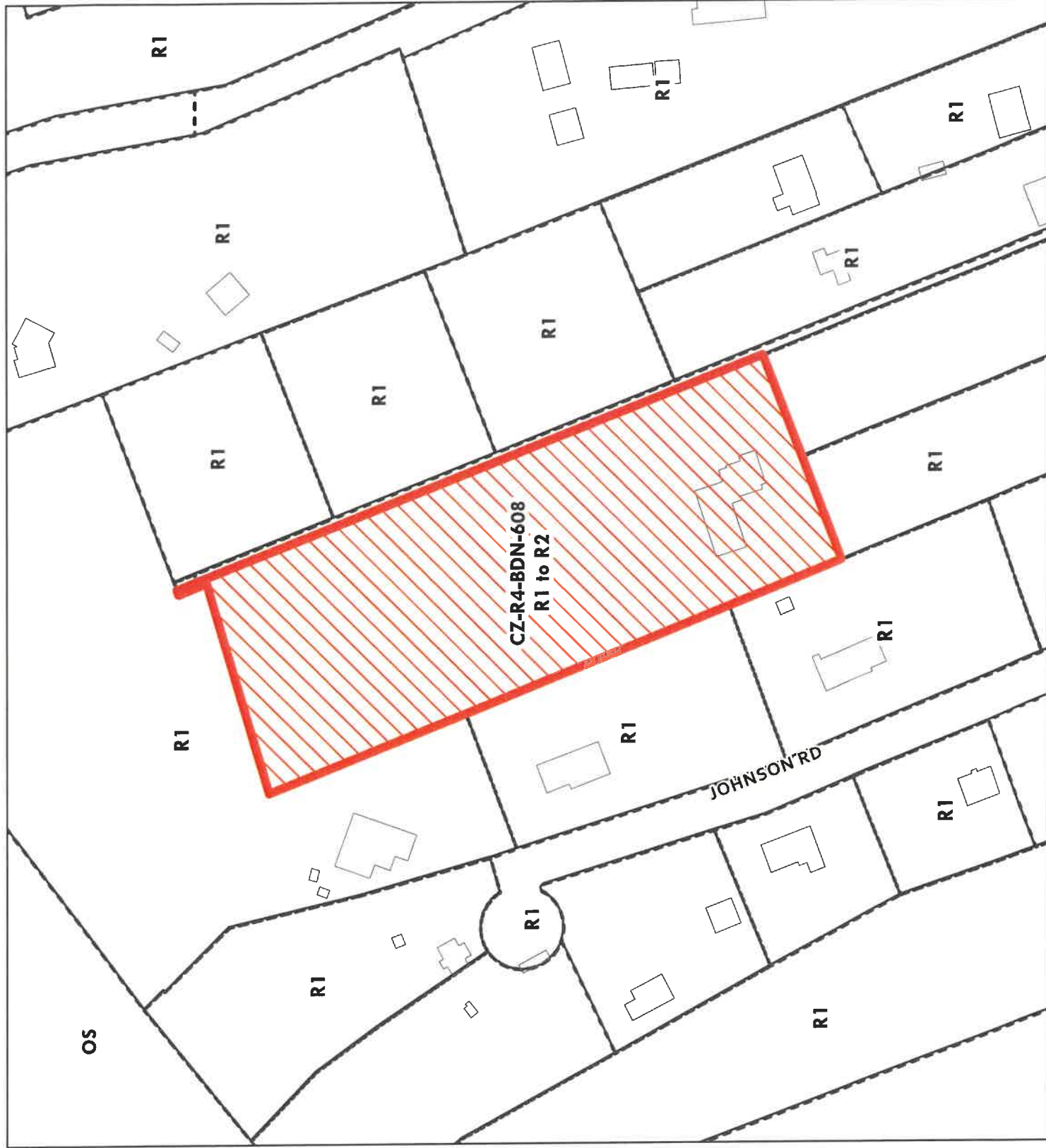
Region 4
Comprehensive Zoning

CZ-R4-BDN-608
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



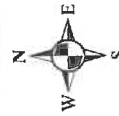
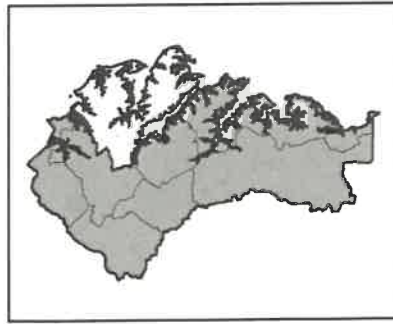
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-9

Region 4
Comprehensive Zoning

CZ-R4-BDN-609
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



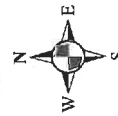
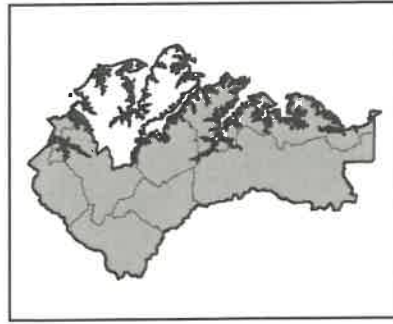
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-10

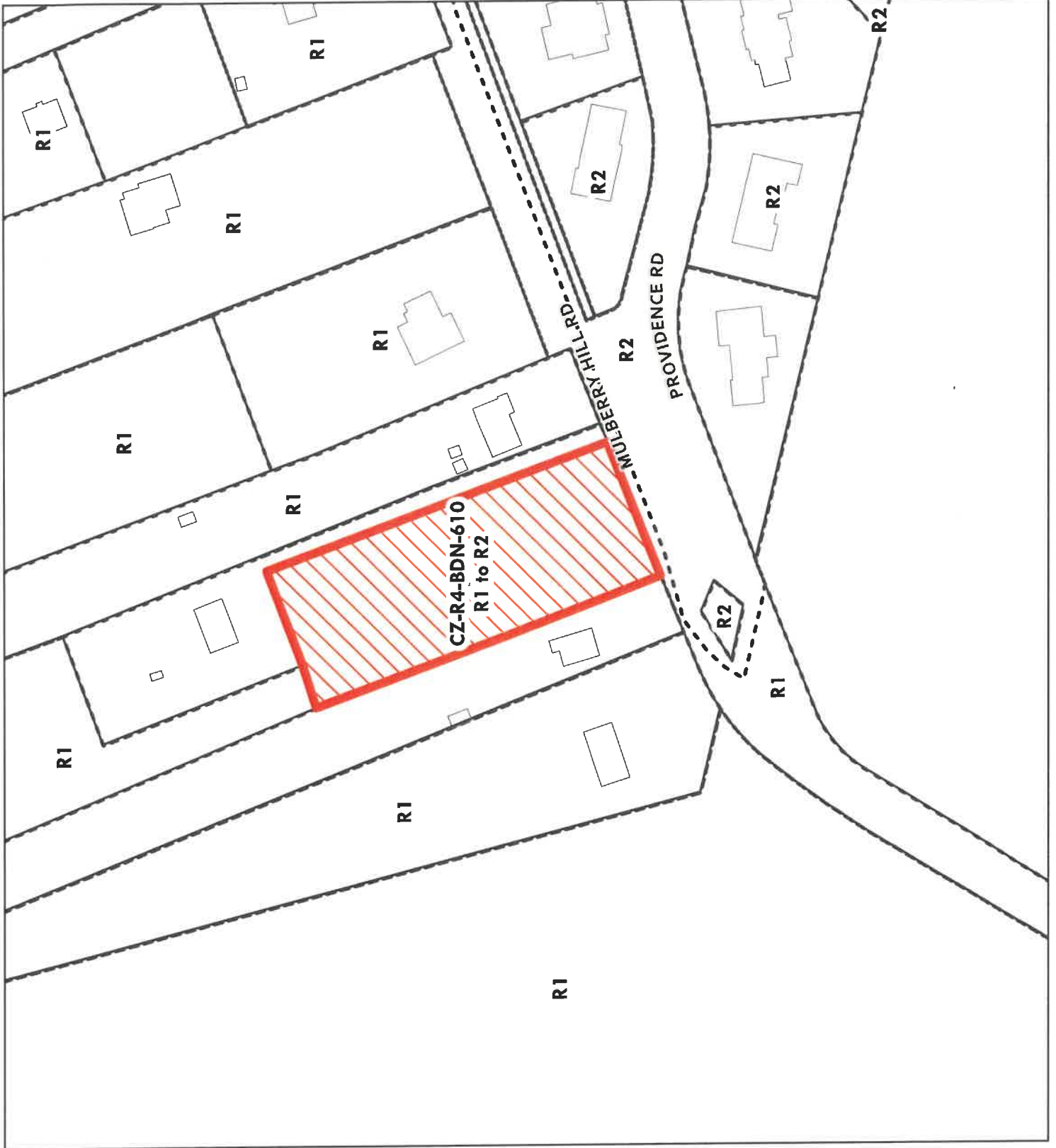
Region 4
Comprehensive Zoning

CZ-R4-BDN-610
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



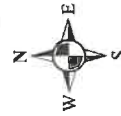
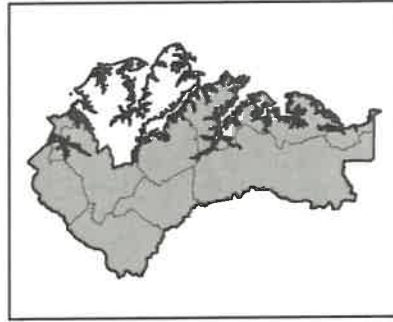
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-11

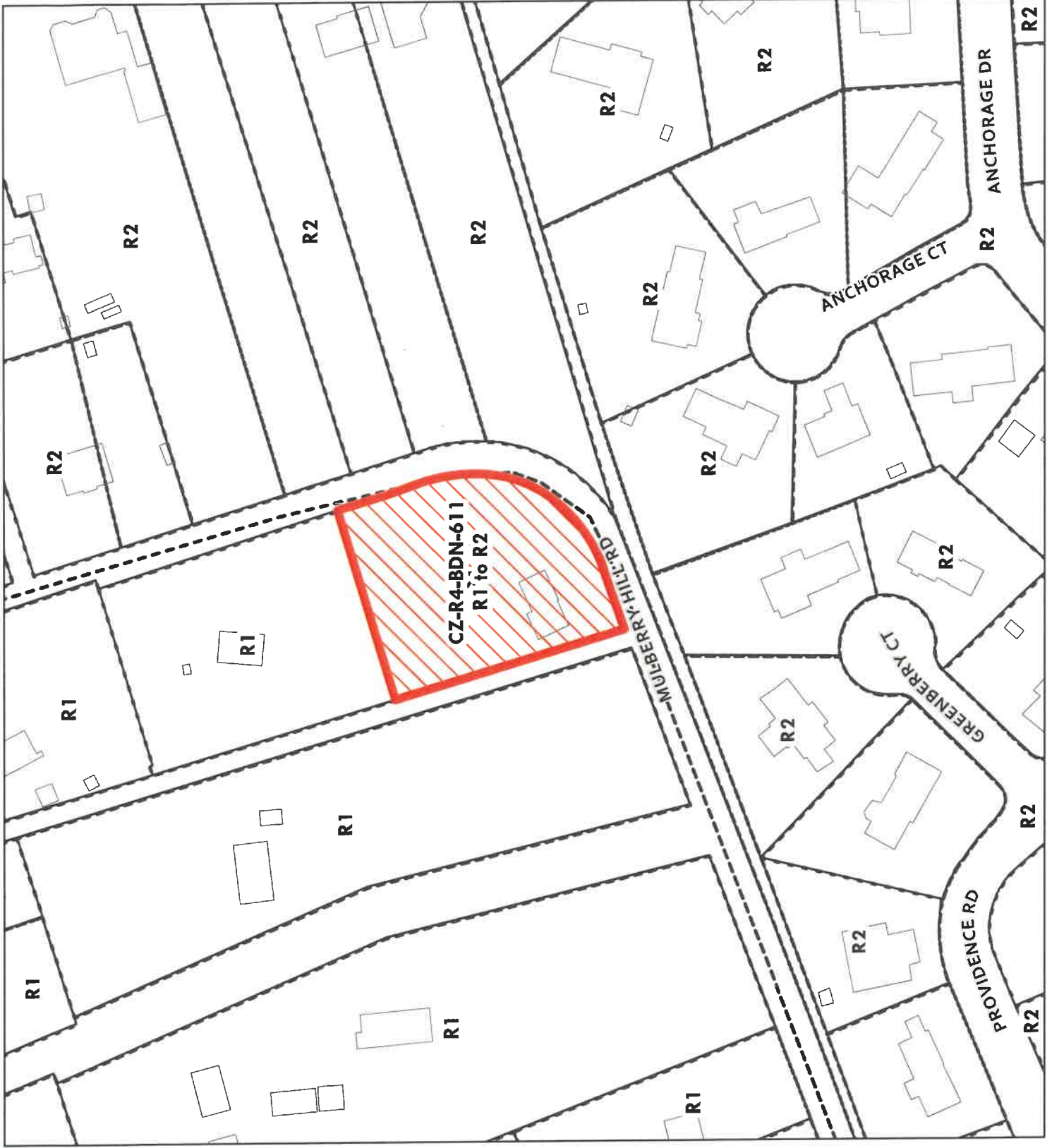
Region 4
Comprehensive Zoning

CZ-R4-BDN-611
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels



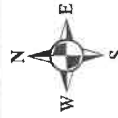
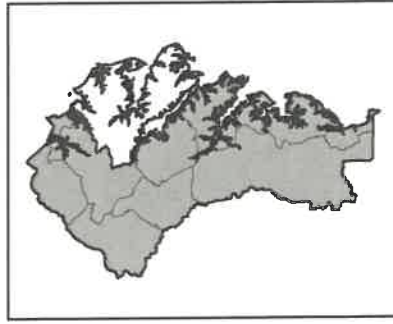
Bill No. 28-24

Amendment No. 43

Exhibit No. QQ-12

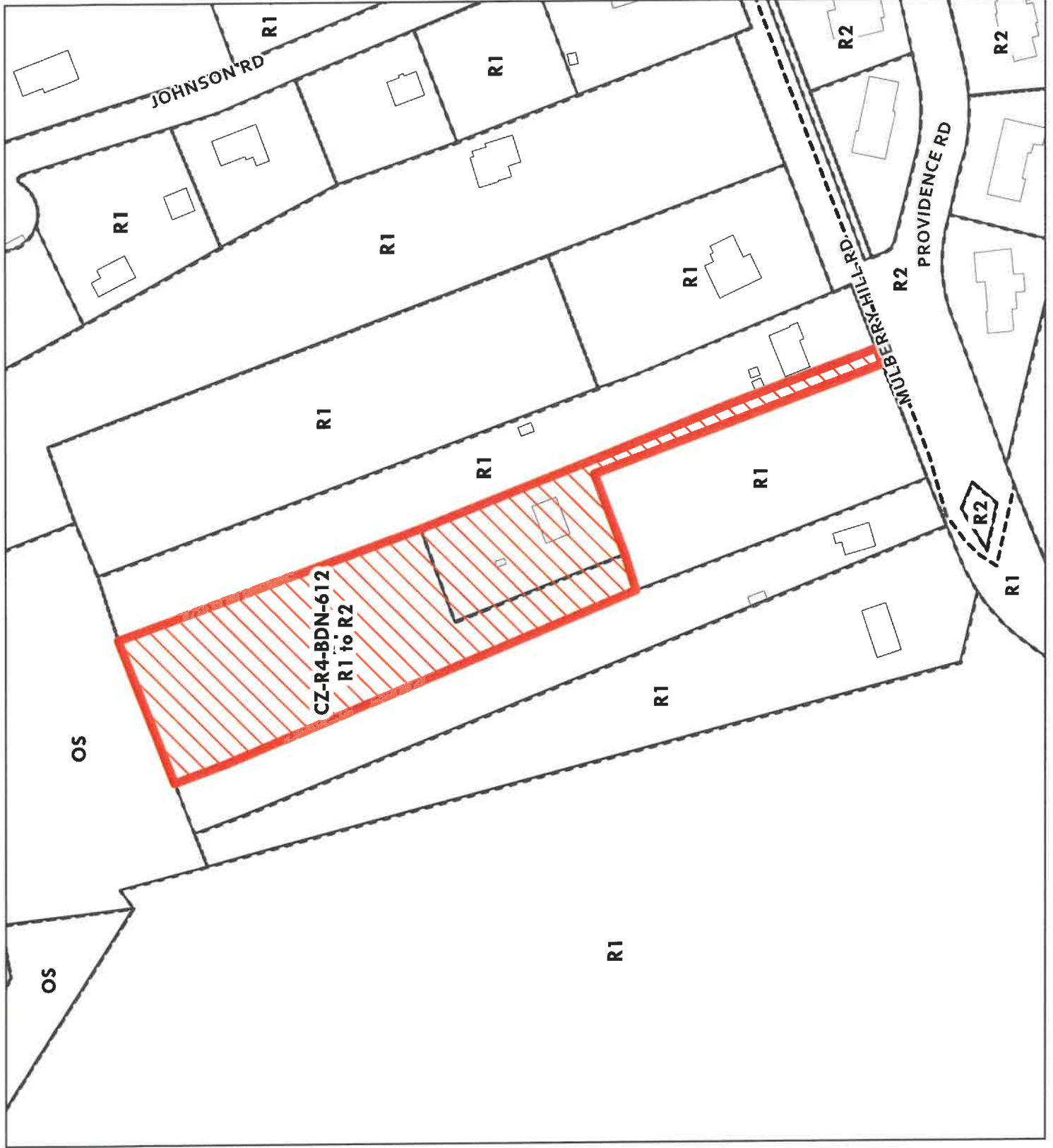
Region 4
Comprehensive Zoning

CZ-R4-BDN-612
R1 TO R2



Legend

-  Change Area
-  Proposed Zoning
-  Buildings
-  Parcels





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2134 Mulberry Hill Road (address). (Include application number if known or applicable: CZ-R4-BDN-600)
2. The signs were posted beginning on MAY 20, 2024 (date), through PRESENT (date).
3. The location of the sign(s) posted by me are as follows:
 - a. FRONT YARD AT 2134 Mulberry Hill Road, Annapolis Region 4
 - b. _____
 - c. _____

AFFIANT:

Randolph H. Rowel

Signature

Randolph Rowel

Printed name and Title (if applicable)

June 15, 2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2226 Mulberry Hill RD, Annapolis MD 21409 (address). (Include application number if known or applicable: CZ-R4-BDN-602)

2. The signs were posted beginning on June 18, 2024 (date), through June 28, 2024 (date).

3. The location of the sign(s) posted by me are as follows:

- a. Front of yard at 2226 Mulberry Hill RD, Annapolis MD 21409
Annapolis Region 4
- b. _____
- c. _____

AFFIANT:

Sharon R. Austin
Signature

Sharon R. Austin
Printed name and Title (if applicable)

June 28, 2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R1-RESIDENTIAL TO
R2-RESIDENTIAL.

LOCATION: 2226 MULBERRY HILL ROAD, ANNAPOLIS
APPLICATION NO.: CZ-R4-BDN-602

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2222 Mulberry Hill Road, Annapolis, MD 21409 (address). (Include application number if known or applicable: 2222 Mulberry Hill Road is CZ-R4-BDN-603)
2. The signs were posted beginning on 06/17/2024 (date), through 06/27/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Front Yard Of 2222 Mulberry Hill Rd
 - b. _____
 - c. _____

AFFIANT:

Ralph E. Johnson
Signature

Ralph E. Johnson

Printed name and Title (if applicable)

6/27/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2150 Mulberry Hill Road, Annapolis, MD 21409 (address). (Include application number if known or applicable: 2150 Mulberry Hill Road is CZ-R4-BDN-604)
2. The signs were posted beginning on 06/17/2024 (date), through 06/27/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Front Yard Of 2150 Mulberry Hill Rd
 - b. _____
 - c. _____

AFFIANT:

Ralph E Johnson
Signature

Ralph E. Johnson

Printed name and Title (if applicable)

6/27/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2224 MULBERRY HILL ROAD (address). (Include application number if known or applicable: CZ-R4-BDN-605)
2. The signs were posted beginning on June 19, 2024 (date), through June 29, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. 2224 MULBERRY HILL ROAD
 - b. _____
 - c. _____

AFFIANT:

Earl B. White
Signature

EARL B. WHITE
Printed name and Title (if applicable)

29 June 2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO.: 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
CHANGE OF ZONING FROM R1-RESIDENTIAL TO
R2-RESIDENTIAL

LOCATION: 2224 MULBERRY HILL ROAD, ANNAPOLIS
APPLICATION NO.: CZ-R4-BDN-605
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401,
OR EMAIL: COUNCIL-ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE WWW.AACOUNTY.ORG/COUNCIL-ZONING-APP



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2152 MULBERRY HILL Road (address). (Include application number if known or applicable: CZ-R4-BDN-606)
2. The signs were posted beginning on June 18 2024 (date), through June 28 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. 2152 MULBERRY HILL Road
 - b. _____
 - c. _____

AFFIANT:

Earl B. White

Signature

Earl B. White

Printed name and Title (if applicable)

28 June 2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO
ARUNDEL CENTER 44 CALVERT STREET, ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR
CHANGE OF ZONING FROM R1-RESIDENTIAL TO
B2-RESIDENTIAL

LOCATION: 2152 MULBERRY HILL ROAD, ANNAPOLIS
APPLICATION NO: C2-R4-BDN-506
FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-222-1401.
OR EMAIL: COUNCIL.ZONING-APP@AACOUNTY.ORG OR VIEW
THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL.ZONING-APP



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted ____ (number) sign(s) relating to a request for rezoning for the property known as 2160 Mulberry Hill Rd, Annapolis, MD 21409 (address). (Include application number if known or applicable: CZ-R4-BDN-607)
2. The signs were posted beginning on 6/14/2024 (date), through 6/24/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. 2160 Mulberry Hill Rd, Annapolis, MD 21409
 - b. _____
 - c. _____

AFFIANT:


Signature

Randolph Smith
Printed name and Title (if applicable)

6/20/24
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024

NOTICE

THIS IS TO BE A PUBLIC NOTICE THAT THE CITY OF MEMPHIS, TENNESSEE, HAS

ADOPTED A ZONING ORDINANCE THAT WILL AFFECT THE CITY OF MEMPHIS, TENNESSEE

AND WILL AFFECT THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE

AND THE CITY OF MEMPHIS, TENNESSEE, AND THE CITY OF MEMPHIS, TENNESSEE



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted ____ (number) sign(s) relating to a request for rezoning for the property known as 2146 Mulberry Hill Road, Annapolis, MD 21409 (address). (Include application number if known or applicable: CZ-R4-BND-608)
2. The signs were posted beginning on 06/15/2024 (date), through 06/25/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. In front of house
 - b. _____
 - c. _____

AFFIANT:


Signature

Darlena Ajayi

Printed name and Title (if applicable)

6/28/2024

Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO

ARUNDEL CENTER, 44 CALVERT STREET, ANNAPOLIS, MD 21401

AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR:
**CHANGE OF ZONING FROM R1-RESIDENTIAL
TO R2-RESIDENTIAL**

LOCATION: 2146 MULBERRY HILL ROAD, ANNAPOLIS

APPLICATION NO: CZ-R4-BDN-608

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-322-1400

OR EMAIL: COUNCIL.ZONING-APP@AACOUNTY.ORG OR VIEW

THE WEBSITE: WWW.AACOUNTY.ORG/COUNCIL_ZONING-APP





CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2126 Mulberry Hill Road (address). (Include application number if known or applicable: CZ-r4-bdn-609)
2. The signs were posted beginning on 06/19/2024 (date), through _____ (date).
3. The location of the sign(s) posted by me are as follows:
 - a. front yard, south west corner, facing traffic
 - b. _____
 - c. _____

AFFIANT:


Signature

Leonardo C Phillips Jr,
Printed name and Title (if applicable)

6/27/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

PUBLIC HEARING FOR BILL NO. 28-24 - SEE BELOW FOR INFO
APRINGTON CENTER, 44 CALVERT STREET ANNAPOLIS, MD 21401
AN APPLICATION FOR AN AMENDMENT TO THE DRAFT COMPREHENSIVE
ZONING MAP HAS BEEN FILED WITH THE COUNTY COUNCIL FOR
CHANGE OF ZONING FROM R1 RESIDENTIAL TO
R2 RESIDENTIAL

LOCATION: 2126 MULBERRY HILL ROAD, ANNAPOLIS

APPLICATION NO. CZ-R1-RD1-609

FOR INFORMATION CONTACT THE COUNTY COUNCIL AT 410-223-1400

OR EMAIL: COUNCIL-ZONING-APP@ANNCOUNTY.ORG OR VIEW

THE WEBSITE WWW.ANNCOUNTY.ORG/COU/COUNCIL-ZONING-APP



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2124 Mulberry Hill Rd, Annapolis MD 21407 (address). (Include application number if known or applicable: CD-R4-BND-609)

2. The signs were posted beginning on 18 JUN 24 (date), through 29 JUN 24 (date).

3. The location of the sign(s) posted by me are as follows:

a. 2124 Mulberry Hill Rd Annapolis MD (front yard) next to paper box

b. _____

c. _____

AFFIANT:

[Signature]
Signature

Juan Mack
Printed name and Title (if applicable)

29 JUN 2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@sancounty.org.

5/3/2024



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted 1 (number) sign(s) relating to a request for rezoning for the property known as 2176 Mulberry Hill Road, Annapolis, MD (address). (Include application number if known or applicable: _____)
2. The signs were posted beginning on June 18, 2024 (date), through June 29, 2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Front of property
 - b. _____
 - c. _____

AFFIANT:

Ebone Johnson
Signature

Ebone Johnson
Printed name and Title (if applicable)

6/29/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aacounty.org.

5/3/2024

NOTICE

THIS IS TO ADVISE YOU THAT THE FOLLOWING
PROPERTY IS BEING OFFERED FOR SALE AND
THE SELLER IS NOT RESPONSIBLE FOR ANY
DAMAGE TO THE PROPERTY OR THE
CHANGE OF ZONE FROM RESIDENTIAL TO
NO RESIDENTIAL.

THE SELLER IS NOT RESPONSIBLE FOR ANY
DAMAGE TO THE PROPERTY OR THE
CHANGE OF ZONE FROM RESIDENTIAL TO
NO RESIDENTIAL. THE SELLER IS NOT
RESPONSIBLE FOR ANY DAMAGE TO THE
PROPERTY OR THE CHANGE OF ZONE
FROM RESIDENTIAL TO NO RESIDENTIAL.



CERTIFICATION OF POSTING OF SIGN

Bill No. 28-24 – Comprehensive Zoning – Region No. 4

I, the undersigned, being over the age of eighteen (18) and competent to testify to the matters contained herein do solemnly declare and affirm under the penalties of perjury the following:

1. That I posted ____ (number) sign(s) relating to a request for rezoning for the property known as 2130 Mulberry Hill Road Annapolis, MD 21409 (address). (Include application number if known or applicable: CZ-R4-BND-612)
2. The signs were posted beginning on 06/18/2024 (date), through 06/28/2024 (date).
3. The location of the sign(s) posted by me are as follows:
 - a. Right Side of front yard, 2130 Mulberry Hill Road
 - b. _____
 - c. _____

AFFIANT:


Signature

Lillie Walker

Printed name and Title (if applicable)

6/28/2024 6/29/2024
Date

Additional Instructions:

- Signs must be posted for at least ten (10) days before the date the amendment is to be considered at a legislative session of the the County Council.
- Please provide at least one (1) photograph of each sign posted in each location listed in item 3 above.
- A completed certificate and photos of the sign(s) must be emailed to: CouncilAdmin@aaacounty.org.

5/3/2024



NOTICE

PLEASE BE AWARE THAT THE PROPERTY IS LOCATED ON A ROAD WITH A STEEP DROP-OFF AND IS NOT SUITABLE FOR RESIDENTIAL USE. THE PROPERTY IS NOT SUITABLE FOR RESIDENTIAL USE DUE TO THE DANGER OF COLLAPSE FROM A RESIDENTIAL TO A RESIDENTIAL.

THE PROPERTY IS NOT SUITABLE FOR RESIDENTIAL USE DUE TO THE DANGER OF COLLAPSE FROM A RESIDENTIAL TO A RESIDENTIAL.

THE PROPERTY IS NOT SUITABLE FOR RESIDENTIAL USE DUE TO THE DANGER OF COLLAPSE FROM A RESIDENTIAL TO A RESIDENTIAL.

THE PROPERTY IS NOT SUITABLE FOR RESIDENTIAL USE DUE TO THE DANGER OF COLLAPSE FROM A RESIDENTIAL TO A RESIDENTIAL.

AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)

July 1, 2024

Introduced by Ms. Fiedler

Amendment No. 44

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the property known as Parcel 168, Lot 4, on Tax Map 41, Tax Account number 03-863-23380800 from MA2 – Light Commercial Marina to MA3 – Yacht Club as shown in the cross-hatched area on the attached Exhibit RR.

(This amendment changes the zoning of the property known as 2116 Bay Front Terrace, Annapolis from MA2 – Light Commercial Marina to MA3 – Yacht Club.)

Application Numbers References		
	Prior	Council
CZ	CZ-R4-BDN-007	CZ-R4-BDN-703
PLU	n/a	n/a
DPAO	n/a	n/a
DPA	n/a	n/a

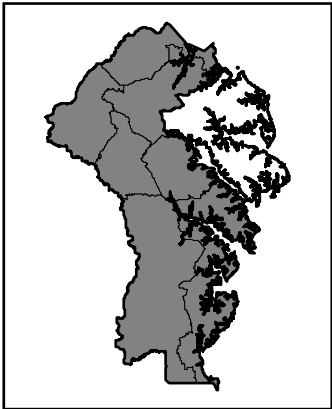
Bill No. 28-24

Amendment No. 44

Exhibit No. RR

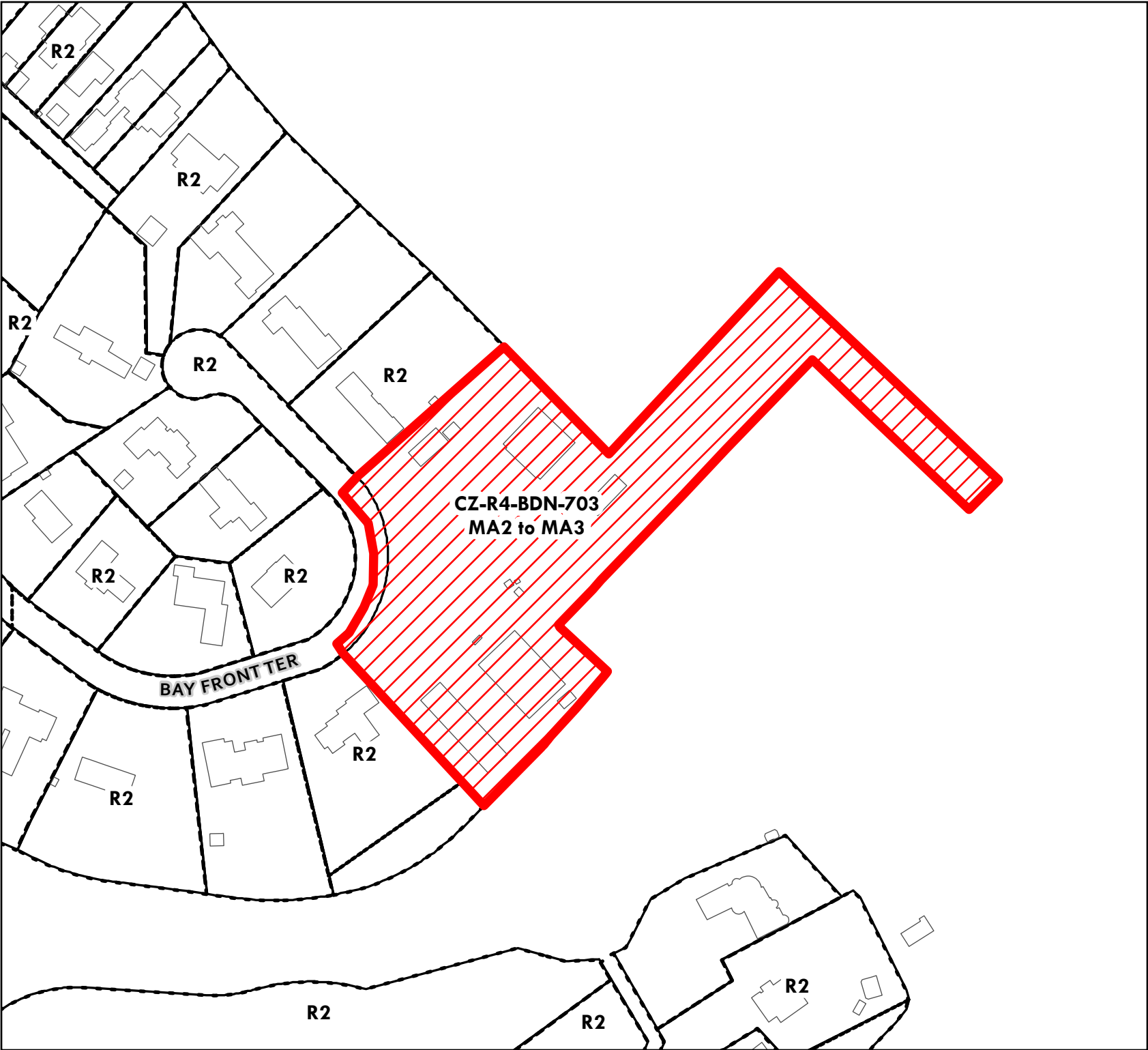
*Region 4
Comprehensive Zoning*

**CZ-R4-BDN-703
MA2 TO MA3**



Legend

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



Amendment Nos. 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25,
26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, and 44

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF
AMD 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22,
23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41,
42, 43, and 44 TO BILL NO. 28-24 THE ORIGINAL OF WHICH IS
RETAINED IN THE FILES OF THE COUNTY COUNCIL.

A handwritten signature in black ink, appearing to read 'K. Schultze', with a long horizontal line extending to the right.

Kaley Schultze
Administrative Officer

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF
BILL NO. 28-24 THE ORIGINAL OF WHICH IS RETAINED IN THE FILES
OF THE COUNTY COUNCIL.

A handwritten signature in black ink, appearing to read 'K Schultze', with a long horizontal line extending to the right.

Kaley Schultze
Administrative Officer



Office of the County Executive
STEUART PITTMAN

July 24, 2024

Councilwoman Allison Pickard, Chair
Anne Arundel County Council Members
44 Calvert Street
Annapolis, MD 21401

Dear Madam Chair and County Council Members:

Pursuant to the line item veto authority of the County Executive, as set forth in § 307(j) of the County Charter, I veto the portion of Amendment No. 42 to Bill 28-24 changing the zoning from R1 - Residential to W2 – Light Industrial. My veto will cause the zoning of the northern portion of 201 Ember Drive to revert to R-1, the same zoning proposed in Bill 28-24 as introduced. This land, approximately 14 acres, is forested land between two streams that feed into Lake Waterford and eventually to the Magothy River.

Pursuant to that same authority, I veto the portions of Amendment 14 to Bill 28-24 changing the zoning for 1401, 1403, 1450, 1460, 1462, and 1475 Shot Town Road from R1 to RLD.

Upon my veto, these properties will revert to the R1 zoning that was originally recommended in Bill 28-24 for Region 4. This R1 zoning will preserve the residential nature of this area while continuing to protect fragile natural resources and other environmental features of this area.

Copies of Amendment 42 and Amendment 14, with the maps from the original Amendments, are attached with the relevant portions being vetoed crossed out, and the maps noted accordingly.

By my signature to the bill as presented and as explained herein, I signify my veto of the above-stated portions of Amendment 42 and the above-stated provisions of Amendment 14, while approving the remainder of Bill 28-24.

Sincerely,

A handwritten signature in blue ink, appearing to read "Stuart Pittman", written in a cursive style.

Steuart Pittman
County Executive

**AMENDMENT TO BILL NO. 28-24, AS AMENDED
(Comprehensive Zoning – Region 4)**

June 17, 2024

Introduced by Ms. Fiedler

Amendment No. 14

WHEREAS, in accordance with § 18-2-108(a)(2)(ii) of the County Code, as amended by Bill No. 26-24, the property that is the subject of this amendment is exempt from the requirement in § 18-2-108(a)(1); and

WHEREAS, the County Council may consider this amendment; and

WHEREAS, upon adoption, this amendment shall be attached to and become a part of Bill No. 28-24; now, therefore

The Anne Arundel County Digital Zoning Layer is amended as follows:

1. Change the zoning of the properties known as Parcel ~~184, 309, 1, 3, 483, 463, and 464~~ on Tax Map 40, Tax Account numbers ~~03-000-22917200, 03-000-12329800, 03-000-90215970, 03-000-90216670, 03-000-90046037, 03-000-90031396, and 03-000-90031456~~, from R1-Residential to RLD-Residential Low Density as shown in the cross-hatched area on the attached Exhibit N.
2. Change the zoning of the property known as Parcel 2 on Tax Map 40, Tax Account number 03-000-90215971 from R1-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential as shown in the cross-hatched area on the attached Exhibit N.
3. ~~Change the zoning of the property known as Parcel 244 on Tax Map 40, Tax Account number 03-000-90046036 from R1-Residential and R5-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential as shown in the cross-hatched area on the attached Exhibit N.~~
4. ~~Change the zoning of the property known as Parcel 99 on Tax Map 40, Tax Account number 03-000-33069825 from R5-Residential to a split of OS-Open Space and R5-Residential as shown in the cross-hatched area on the attached Exhibit N.~~
5. Change the zoning of the property known as Parcel 316 on Tax Map 40, Tax Account number 03-000-23506000 from R1-Residential to a split of RLD-Residential Low Density and OS-Open Space as shown in the cross-hatched area on the attached Exhibit N.

(This amendment changes the zoning of the properties known as:

- ~~1401, 1403, 1405, 1440, 1450, 1454, and 1460 Shot Town Road, Annapolis from R1-Residential to RLD-Residential Low Density;~~
- ~~1441 Shot Town Road, Annapolis from R1-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential;~~
- ~~1462 Shot Town Road, Annapolis from R1-Residential and R5-Residential to a split of RLD-Residential Low Density, OS-Open Space, and R5-Residential;~~
- ~~1475 Shot Town Road, Annapolis from R5-Residential to a split of R5-Residential and OS-Open Space; and~~
- *(no number) Shot Town Road, Annapolis from R1-Residential to a split of RLD-Residential Low Density and OS-Open Space.)*

Property Identifiers				Application Numbers References			
Address	Tax Map	Parcel	Tax Account No.	Prior		Council	
				CZ	PLU	CZ	PLU
1401 Shot Town Road, Annapolis	40	184	03-000-22917200	CZ-R4-BDN-501	PLU-R4-BDN-501	CZ-R4-BDN-700	PLU-R4-BDN-700
1403 Shot Town Road, Annapolis	40	309	03-000-12329800	CZ-R4-BDN-501	PLU-R4-BDN-501	CZ-R4-BDN-700	PLU-R4-BDN-700
1405 Shot Town Road, Annapolis	40	1	03-000-90215970	CZ-R4-BDN-203	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700
1440 Shot Town Road, Annapolis	40	3	03-000-90216670	CZ-R4-BDN-203	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700
1441 Shot Town Road, Annapolis	40	2	03-000-90215971	CZ-R4-BDN-203, 1022 and 1139	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700
1450 Shot Town Road, Annapolis	40	483	03-000-90046037	CZ-R4-BDN-502	PLU-R4-BDN-502	CZ-R4-BDN-700	PLU-R4-BDN-700
1454 Shot Town Road, Annapolis	40	463	03-000- 90031396	CZ-R4-BDN-110	PLU-R4-BDN-110	CZ-R4-BDN-700	PLU-R4-BDN-700
1460 Shot Town Road, Annapolis	40	464	03-000-90031456	CZ-R4-BDN-502	PLU-R4-BDN-502	CZ-R4-BDN-700	PLU-R4-BDN-700
1462 Shot Town Road, Annapolis	40	244	03-000-90046036	CZ-R4-BDN-218	PLU-R4-BDN-218	CZ-R4-BDN-700	PLU-R4-BDN-700
1475 Shot Town Road, Annapolis	40	99	03-000-33069825	CZ-R4-BDN-503	PLU-R4-BDN-503	CZ-R4-BDN-700	PLU-R4-BDN-700
(no number) Shot Town Road, Annapolis	40	316	03-000-23506000	CZ-R4-BDN-1235	PLU-R4-BDN-203	CZ-R4-BDN-700	PLU-R4-BDN-700

Bill No. 28-24

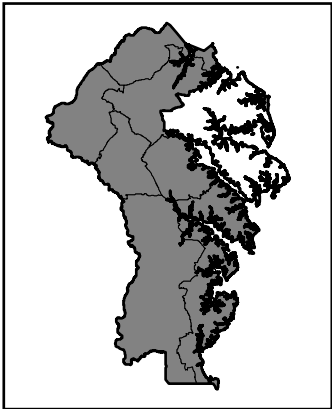
Amendment No. 14

Exhibit No. N





*Region 4
Comprehensive Zoning*

CZ-R4-BDN-700

**R1 TO RLD, R1 TO OS,
R1 TO R5, & R5 TO OS**



Legend

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

