

# PROPOSED

## COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 2025, Legislative Day No. 15

Bill No. 73-25

Introduced by Mr. Volke

By the County Council, July 21, 2025

---

Introduced and first read on July 21, 2025  
Public Hearing set for September 2, 2025  
Bill Expires on October 24, 2025

By Order: Kaley Schultze, Administrative Officer

---

### A BILL ENTITLED

1 AN ORDINANCE concerning: Zoning – Special Exception Use – Pile Driving and Marine  
2 Construction Operations

3  
4 FOR the purpose of amending the permitted, conditional, and special exceptions uses in  
5 MA-2 to allow for marine construction as a special exception use; providing for  
6 requirements for special exception uses for pile driving and marine construction  
7 operations; and generally relating to zoning.  
8

9 BY repealing and reenacting, with amendments: § 18-7-107  
10 Anne Arundel County Code (2005, as amended)

11  
12 BY renumbering: §§ 18-11-142 through 18-11-166, respectively, to be §§ 18-11-143  
13 through 18-11-167, respectively  
14 Anne Arundel County Code (2005, as amended)

15  
16 BY adding: § 18-11-142  
17 Anne Arundel County Code (2005, as amended)

18  
19 SECTION 1. *Be it enacted by the County Council of Anne Arundel County, Maryland,*  
20 That §§18-11-142 through 18-11-166, respectively, of the Anne Arundel County Code  
21 (2005, as amended) are hereby renumbered to be §§ 18-11-143 through 18-11-167,  
22 respectively.

---

EXPLANATION: CAPITALS indicate new matter added to existing law.  
[[Brackets]] indicate matter deleted from existing law.  
Captions and taglines in **bold** in this bill are catchwords and are not law.  
Asterisks \*\*\* indicate existing Code provisions in a list or chart that remain unchanged.

SECTION 2. *And be it further enacted*, That Section(s) of the Anne Arundel County Code (2005, as amended) read as follows:

**ARTICLE 18. ZONING**

**TITLE 7. MARITIME DISTRICTS**

**18-7-107. Permitted, conditional, and special exception uses.**

The permitted, conditional, and special exception uses allowed in each of the Maritime group districts are listed in the chart in this section using the following key: P = permitted use; C = conditional use; SE = special exception use. A blank means that the use is not allowed in the district. Except as provided otherwise in this article, uses and structures customarily accessory to the listed uses also are allowed.

Permitted, Conditional, and Special Exception Uses	MA1	MA2	MA3	MB	MC
***					
Pile driving and marine construction operations		SE		P	P
***					

**TITLE 11. REQUIREMENTS FOR SPECIAL EXCEPTION USES**

**18-11-142. Pile driving and marine construction operations.**

PILE DRIVING AND MARINE CONSTRUCTION OPERATIONS SHALL COMPLY WITH ALL OF THE FOLLOWING REQUIREMENTS:

(1) THE PILE DRIVING AND MARINE CONSTRUCTION USE SHALL BE ACCESSORY TO A MARINA AND LIMITED TO THE LESSOR OF 15% OF THE TOTAL SITE AREA OR A QUARTER OF AN ACRE.

(2) THE TOTAL LOT SIZE FOR FACILITY SHALL BE AT LEAST HALF OF AN ACRE.

(3) THE FACILITY MAY OPERATE ONLY BETWEEN THE HOURS OF 8 A.M. AND 5 P.M., MONDAY THROUGH FRIDAY.

(4) THE FACILITY SHALL BE SCREENED FROM ADJACENT PROPERTIES IN A MANNER CONSISTENT WITH THE REQUIREMENTS OF THE COUNTY LANDSCAPE MANUAL.

SECTION 3. *And be it further enacted*, That this Ordinance shall take effect 45 days from the date it becomes law.