



ANNE ARUNDEL COUNTY GOVERNMENT RELATIONS OFFICE

Legislative and Fiscal Summary of Administration Legislation

To: Members, Anne Arundel County Council

From: Ethan Hunt, Director of Government Affairs /s/

Date: July 20, 2026

Subject: Bill No. 61-26 – Public Safety –Zoning – Article 18

This summary was prepared by the Anne Arundel County Government Relations Office for use by members of the Anne Arundel County Council during consideration of Bill No. 61-26.

Summary

This legislation, introduced at the request of the Administration on behalf of the Office of Planning and Zoning, is a comprehensive update to Article 18 of the County Code, which governs zoning in Anne Arundel County. Article 18 was last comprehensively reviewed and updated in 2005. The purpose of the amendments to the zoning code is to update outdated terminology or provisions, add or revise allowed uses, address inconsistencies, and improve the overall applicability and user friendliness of the zoning ordinance. A number of the proposed changes address needs identified by stakeholders, including the Growth Action Network (GAN), Maryland Building Industry Association (MBIA), the Commercial Real Estate Development Association (NAIOP), and land use attorneys, who have been requesting this type of update for the past several years. A total of approximately 332 line items changes are proposed, and each amendment does one of the following:

- I. Amends an existing definition to clarify how the term is used or to modernize it.
- II. Adds a new definition for an existing term that is not defined.
- III. Adds a new allowed use, deletes an allowed use, or amends the title of the use and/or related conditions.
- IV. Clarifies how a provision is currently interpreted or applied or relocates a provision to another code section.
- V. Reflects a change in how a provision will be interpreted or applied.
- VI. Corrections for consistency with other County or State laws.
- VII. Describes the purpose and intent of a zoning district.

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

- VIII. Adds a new zoning provision.
- IX. Deletes an existing zoning provision.

A comprehensive list of the amendments is available online at <https://www.aacounty.org/planning-and-zoning/zoning-administration/zoning-code-comprehensive-update> and has been provided to Council. A detailed description of the need for this legislation, examples of the types of changes, and an explanation of the outreach that the Office of Planning and Zoning conducted is available in the Article 18 Summary Report published December 19, 2025, available at <https://www.aacounty.org/sites/default/files/2026-01/article-18-update-summary-report-20251219.pdf>. This legislation will mark the completion of a multi-year effort among staff and stakeholders and further meet the goals and objectives of Plan2040, and will be a significant legacy accomplishment for this Administration and Council.

Purpose

The purpose of this legislation is to comprehensively update and modernize Anne Arundel County Code Article 18 - Zoning.

Fiscal Impact

Please see the fiscal note prepared by the Budget Office for an explanation of the fiscal impact of this legislation.

Additional Information

The Government Relations Office is available to answer any additional questions regarding this Bill. Specific questions should be directed to Jenny Dempsey or Lynn Miller, Office of Planning & Zoning, or Kelly Kenney, Office of Law. Thank you.

cc: Honorable Steuart Pittman, County Executive
Christine Anderson, Chief Administrative Officer
Jenny Proebstle, Chief of Staff
Gregory Swain, County Attorney
Chris Trumbauer, Budget Officer
Jenny Dempsey, Planning & Zoning Officer
Janssen Evelyn, Deputy Chief Administrative Officer