

FINAL

COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 2017, Legislative Day No. 38

Bill No. 84-17

Introduced by Mr. Grasso, Chairman
(by request of the County Executive)

and by Mr. Pruski and Mr. Smith

By the County Council, October 2, 2017

Introduced and first read on October 2, 2017
Public Hearing set for and held on November 6, 2017
Bill Expires January 5, 2018

By Order: JoAnne Gray, Administrative Officer

A BILL ENTITLED

1 AN ORDINANCE concerning: Zoning – Wholesale Trade, Warehousing, and Storage
2 Establishments in Commercial Districts in the BWI/Fort Meade Growth Area

3
4 FOR the purpose of allowing wholesale trade, warehousing, and storage establishments
5 as a conditional use in C2 Commercial Office Districts and a C3 General Commercial
6 Districts located within the BWI/Fort Meade Growth Area; adding the conditional use
7 requirements for wholesale trade, warehousing, and storage establishments in the
8 BWI/Fort Meade Growth Area; and generally relating to zoning.

9
10 BY repealing and reenacting, with amendments: § 18-5-102
11 Anne Arundel County Code (2005, as amended)

12
13 BY renumbering: § 18-10-155 to be § 18-10-156
14 Anne Arundel County Code (2005, as amended)

15
16 BY adding: § 18-10-155
17 Anne Arundel County Code (2005, as amended)

18
19 SECTION 1. *Be it enacted by the County Council of Anne Arundel County,*
20 *Maryland,* That § 18-10-155 of the Anne Arundel County Code (2005, as amended) is
21 hereby renumbered to be § 18-10-156.

22
23 SECTION 2. *And be it further enacted,* That Section(s) of the Anne Arundel County
24 Code (2005, as amended) read as follows:

EXPLANATION: CAPITALS indicate new matter added to existing law.
[Brackets] indicate matter stricken from existing law.

ARTICLE 18. ZONING

TITLE 5. COMMERCIAL DISTRICTS

18-5-102. Permitted, conditional, special exception, and business complex auxiliary uses.

The permitted, conditional, and special exception uses allowed in each of the commercial districts, and uses auxiliary to a business complex, are listed in the chart in this section using the following key: P = permitted use; C = conditional use; SE = special exception use; and A = auxiliary to a business complex 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 permitted, conditional, and special exception uses also are allowed.

Permitted, Conditional, Special Exception, and Business Complex Auxiliary Uses	C1	C2	C3	C4

Wholesale trade, warehousing, and storage establishments				P
WHOLESALE TRADE, WAREHOUSING, AND STORAGE ESTABLISHMENTS IN THE BWI/FORT MEADE GROWTH AREA		C	C	

TITLE 10. CONDITIONAL USES

18-10-155. Wholesale trade, warehousing, and storage establishments in the BWI/Fort Meade Growth Area.

WHOLESALE TRADE, WAREHOUSING, AND STORAGE ESTABLISHMENTS IN THE BWI/FORT MEADE GROWTH AREA SHALL COMPLY WITH ALL OF THE FOLLOWING REQUIREMENTS.

(1) THE FACILITY SHALL BE LOCATED ON A LOT OR CONTIGUOUS LOTS THAT TOTAL AT LEAST 25 ACRES.

(2) THE FACILITY SHALL COMPLY WITH ALL APPLICABLE BULK REGULATIONS FOR THE ZONING DISTRICT IN WHICH THE FACILITY IS LOCATED, EXCEPT THAT THE BULK REGULATIONS CONTAINED IN THE FOLLOWING CHART SHALL BE MET:

MINIMUM SETBACKS FOR PRINCIPAL STRUCTURES:	
FRONT LOT LINE	50 FEET
SIDE LOT LINE	30 FEET
REAR LOT LINE	30 FEET
FREEWAY	100 FEET
DIVIDED PRINCIPAL ARTERIAL ROAD	60 FEET
ANY OTHER PUBLIC ROAD OR RIGHT-OF-WAY	50 FEET

1 (3) A VARIANCE MAY NOT BE GRANTED THAT REDUCES THE MINIMUM SETBACK
2 REQUIREMENTS SPECIFIED IN SUBSECTION (2).

3
4 (4) THE LOT OR LOTS ON WHICH THE FACILITY IS LOCATED MAY NOT INCLUDE
5 RESIDENTIAL DWELLING UNITS.

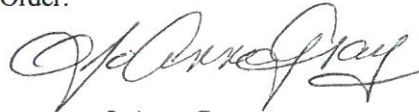
6
7 (5) OUTSIDE STORAGE IS PERMITTED AS AN ACCESSORY USE, PROVIDED NO
8 MORE THAN 15% OF THE TOTAL ALLOWED LOT COVERAGE IS USED FOR OUTSIDE
9 STORAGE.

10
11 (6) THE LOT OR LOTS COMPRISING THE FACILITY SHALL BE LOCATED IN THE
12 BWI/FORT MEADE GROWTH AREA, AS SHOWN ON THE OFFICIAL MAP ADOPTED BY THE
13 COUNTY COUNCIL ENTITLED "BWI/FORT MEADE GROWTH AREA, 2016".

14
15 SECTION 3. *And be it further enacted*, That this Ordinance shall take effect 45 days
16 from the date it becomes law.

READ AND PASSED this 6th day of November, 2017

By Order:



JoAnne Gray
Administrative Officer

PRESENTED to the County Executive for his approval this 7th day of November, 2017



JoAnne Gray
Administrative Officer

APPROVED AND ENACTED this 9th day of November, 2017



Steven R. Schuh
County Executive

EFFECTIVE DATE: December 24, 2017

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF BILL NO.
84-17. THE ORIGINAL OF WHICH IS RETAINED IN THE FILES
OF THE COUNTY COUNCIL.



JoAnne Gray
Administrative Officer