

COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 2021, Legislative Day No. 20

Bill No. 94-21

Introduced by Ms. Pickard

By the County Council, October 18, 2021

Introduced and first read on October 18, 2021
Public Hearing set for and held on November 15, 2021
Public Hearing on AMENDED bill set for and held on December 6, 2021
Bill Expires January 21, 2022

By Order: Laura Corby, Administrative Officer

A BILL ENTITLED

1 AN ORDINANCE concerning: Subdivision and Development and Zoning – Glen Burnie
2 Sustainable Community Overlay Area – Transit-Oriented Overlay Development Policy
3 Areas

4
5 FOR the purpose of amending the conditions for an exemption from the test for adequate
6 school facilities for residential redevelopment projects within the Glen Burnie
7 Sustainable Community Overlay Area; amending the definition of “redevelopment” to
8 include lots located in transit-oriented overlay development policy areas; and generally
9 relating to subdivision and development and zoning.

10
11 BY repealing and reenacting, with amendments: §§ 17-5-207(f); and 18-14-601(a)(2)
12 Anne Arundel County Code (2005, as amended)

13
14 SECTION 1. *Be it enacted by the County Council of Anne Arundel County, Maryland,*
15 That Section(s) of the Anne Arundel County Code (2005, as amended) read as follows:

16
17 **ARTICLE 17. SUBDIVISION AND DEVELOPMENT**

18
19 **TITLE 14. ADEQUATE PUBLIC FACILITIES**

20
21 **17-5-207. Exemptions.**

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.
Underlining indicates matter added to bill by amendment.
~~Strikeover~~ indicates matter removed from bill by amendment.

1 (f) **Exemptions within the Glen Burnie Sustainable Community Overlay**
2 **Area.** Residential redevelopment in the Glen Burnie Sustainable Community Overlay Area
3 under Subtitle 3 of Title 7 is exempt from the adequate schools facilities test if the following
4 conditions are met:

5
6 (1) The redevelopment takes place on properties located in the TC Zoning District
7 OR LOCATED, IN WHOLE OR IN PART, WITHIN A TRANSIT-ORIENTED OVERLAY
8 DEVELOPMENT POLICY AREA IDENTIFIED IN THE GENERAL DEVELOPMENT PLAN;

9
10 (2) The project includes a mix of at least two OF THE FOLLOWING USES,
11 INTEGRATED AND CONNECTED BY PEDESTRIAN ACCESS:

12
13 (I) residential[[,]];

14
15 (II) commercial[[,]]; or

16
17 (III) industrial [[uses that are integrated and connected by pedestrian access]];

18 and

19
20 (3) If [[multifamily dwellings]] RESIDENTIAL USES form part of the mix of uses, no
21 less than 50% of the dwelling units consist of efficiency or one-bedroom units and no
22 dwelling units have more than two bedrooms.

23
24 **ARTICLE 18. ZONING**

25
26 **TITLE 14. OTHER OVERLAYS**

27
28 **18-14-601. Definitions; purpose.**

29
30 (a) **Definitions.** For purposes of this subtitle, the following words have the meanings
31 indicated.

32
33 (2) “Redevelopment” means rehabilitation of an existing structure or new
34 construction on a lot or lots when one or more of the lots:

35
36 (i) is zoned R10, R15, R22, TC, Commercial, or Industrial, OR IS LOCATED, IN
37 WHOLE OR IN PART, WITHIN A TRANSIT-ORIENTED OVERLAY DEVELOPMENT POLICY AREA
38 IDENTIFIED IN THE GENERAL DEVELOPMENT PLAN;


39
40 (ii) has or had preexisting structures, uses, or paved parking; and

41
42 (iii) has primary vehicular access from an arterial road or from a local or higher
43 classification road that directly accesses an arterial road.


44
45 **SECTION 2.** *And be it further enacted,* That this Ordinance shall take effect 45 days
46 from the date it becomes law.

READ AND PASSED this 6th day of December, 2021

By Order:


Laura Corby
Administrative Officer

PRESENTED to the County Executive for his approval this 7th day of December, 2021


Laura Corby
Administrative Officer

APPROVED AND ENACTED this 10th day of December, 2021


Steuart Pittman
County Executive

EFFECTIVE DATE: January 24, 2022

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF
BILL NO. 94-21 THE ORIGINAL OF WHICH IS RETAINED IN THE FILES
OF THE COUNTY COUNCIL.


Laura Corby
Administrative Officer