



COUNTY COUNCIL OF ANNE ARUNDEL COUNTY

Legislative Summary

To: Members, Anne Arundel County Council

From: Matthew Bennett, Legislative Counsel to the County Council

Date: September 13, 2022

Subject: Bill No. 82-22 – Subdivision and Development – Modifications – Notice

Background

Section 17-2-108(a) of the Code authorizes the Planning and Zoning Officer (“Officer”) to approve an application for a modification to certain provisions of Article 17 (Subdivision and Development) and to any applicable regulations, manuals, or specifications, including the DPW Design Manual. In order to approve an application for a modification, the Officer must make certain findings, enumerated in writing, that the modification request satisfies certain criteria. Section 17-2-108(a)(5) requires that an applicant submit written verification that: (i) the requested modification was disclosed and discussed at a community meeting or (ii) all owners of property located within 300 feet of the affected property were mailed a notice explaining the reason for the modification, along with a copy of the request for modification.

Purpose

The purpose of Bill No. 82-22 is to expand the notice requirement under § 17-2-108(a)(5)(ii) to include notice to the president of any community or homeowners’ association of any subdivision that is located within 300 feet of an affected property subject to the application.

Bill No. 82-22

SECTION 1.

Section 17-2-108(a)(5)(ii) is amended to require that if notice of the modification is being provided to all owners of property located within 300 feet of an affected property then notice must also be provided to the president of any community or homeowners’ association of any subdivision that is located within 300 feet of an affected property subject to the application.

SECTION 2.

This section provides that the bill takes effect 45 days after it becomes law.

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