

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND
Legislative Session 2011, Legislative Day No. 8

Bill No. 22-11

All Councilmembers

By the County Council, April 18, 2011

AN ACT concerning

Development Regulations - Required Development Plan Information

FOR the purpose of removing the requirement of certain background information for a Development Plan; and generally relating to the Development Plan.

BY repealing and re-enacting, with amendments

Section 32-4-222(a)
Article 32 - Planning, Zoning and Subdivision Control
Title 4 - Development
Baltimore County Code, 2003

WHEREAS, Article 32, Title 4 of the Baltimore County Code establishes the process for review and approval of development plans in the County; and

WHEREAS, as part of this process, a Development Plan is to be filed and is required to contain certain background information; and;

WHEREAS, the required background information currently includes subsewershed designations to track sewer capacity; and

WHEREAS, the Office of Planning has determined that information related to subsewershed on a Development Plan is obsolete and impractical because this information is no longer used by the Department of Public Works for tracking sewer capacity, in lieu of a more sophisticated geographic information system (GIS) for tracking and mapping sewer capacity; and

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.
[Brackets] indicate matter stricken from existing law.
~~Strike-out~~ indicates matter stricken from bill.
Underlining indicates amendments to bill.

WHEREAS, the purpose of this Act is to remove the designation of certain subsewershed

information to avoid unnecessary delay and confusion in the processing of a Development Plan, particularly regarding compliance with required background information on the Plan; now, therefore

1 SECTION 1. BE IT ENACTED BY THE COUNTY COUNCIL OF BALTIMORE
2 COUNTY, MARYLAND, that Section 32-4-222(a) of Article 32 - Planning, Zoning and
3 Subdivision Control, Title 4 - Development, of the Baltimore County Code, 2003, be and it is hereby
4 repealed and re-enacted, with amendments to read as follows:

5 §32-4-222. REQUIRED BACKGROUND INFORMATION

6 (a) *In general.* The Development Plan shall contain the following background information:

- 7 (1) A vicinity map showing site location;
- 8 (2) A note identifying election and councilmanic districts;
- 9 (3) Census tract[,] AND watershed[, and subsewershed];
- 10 (4) Subdivision name and applicant's name and address;
- 11 (5) Name and address of person who prepared the Development Plan;
- 12 (6) Current zoning of the subject property and surrounding properties, including the
13 location of any residential transition areas;
- 14 (7) Ownership of the subject property and adjacent properties, including deed
15 references and tax account number, as shown on the most recent tax maps published by the State
16 Department of Assessments and Taxation, or more current information if available to the applicant;
- 17 (8) Existing buildings and access points on property adjacent to the subject property;
- 18 (9) Petitions for variances, special exceptions, special hearings, Chesapeake Bay
19 Critical Area variations, or requests for waivers from county regulations or standards; and

1 (10) Limitations established by the courts, County Board of Appeals, Planning
2 Board, Zoning Commissioner and the Director of the Department of Permits and Development
3 Management or restrictive covenants recorded with individuals or groups that would limit proposed
4 development on the site.

5 SECTION 2. AND BE IT FURTHER ENACTED, that this Act shall take effect forty-five
6 (45) days after its enactment.