

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND
Legislative Session 2018, Legislative Day No. 7

Bill No. 26-18

Mrs. Cathy Bevins, Councilwoman

By the County Council, April 2, 2018

A BILL
ENTITLED

AN ACT concerning

Buildings and Housing – Rental Housing Licenses – Limitations

FOR the purpose of amending the limitations on the applicability of the Rental Housing License requirement for certain dwellings; repealing a certain definition; providing a period of time for compliance and enforcement; and generally relating to Rental Housing Licenses.

BY repealing

Section 35-6-101(j)
Article 35 – Buildings and Housing
Title 6 – Rental Housing Licenses
Baltimore County Code, 2015

BY renumbering

Section 35-6-101(k) through (s) to be renumbered Section 35-6-101(j) through (r)
Article 35 – Buildings and Housing
Title 6 – Rental Housing Licenses
Baltimore County Code, 2015

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.

BY repealing and re-enacting, with amendments

Section 35-6-103(b)
Article 35 – Buildings and Housing
Title 6 – Rental Housing Licenses
Baltimore County Code, 2015

SECTION 1. BE IT ENACTED BY THE COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND, that the Laws of Baltimore County read as follows:

ARTICLE 35 – BUILDINGS AND HOUSING

Title 6 – Rental Housing Licenses

§ 35-6-103. Scope.

(b) *Limitations.* This title does not apply to:

(1) Dwellings that are solely owner-occupied, including:

(i) One additional individual who is not a minor without regard to the relationship of the individual and without regard to the number of minors in the dwelling unit related by blood, marriage or adoption to the additional individual or under the legal custody of the individual; and

(ii) Individuals related AS GRANDPARENTS, PARENTS, CHILDREN, OR GRANDCHILDREN by blood, marriage, or adoption to or under the legal custody of the owner;

(2) Dwellings with seven or more dwelling units;

(3) Apartment complexes;

(4) [Group houses;

(5)] Dwelling units exempted by the Department as required by federal or state law or regulation;

[(6)] (5) Dwelling units occupied by a former owner of the dwelling unit who, after having sold the dwelling unit to a new owner, continues to reside in the dwelling unit and pays rent to the new owner, provided the residency lasts not more than 12 months;

1 [(7)] (6) Subject to regulations adopted by the Department, dwellings occupied by an owner
2 and an individual paid directly or indirectly by the owner, including a nurse, nanny, or other
3 household assistant;

4 [(8)] (7) Dwelling units solely occupied by a person related AS A GRANDPARENT,
5 PARENT, CHILD, OR GRANDCHILD by blood, marriage, or adoption to or under the legal
6 custody of the owner of the dwelling unit, which may include one additional individual who is not
7 a minor without regard to the relationship of the individual and without regard to the number of
8 minors in the dwelling unit related by blood, marriage or adoption to the additional individual or
9 under the legal custody of the individual; OR

10 [(9)] (8) Dwellings listed on the National Register of Historic Places, the county inventory
11 established under § 32-7-301 of the Code, the Baltimore County Preliminary Landmarks List, or
12 the Baltimore County Final Landmarks List [; or

13 (10) Dwellings that are not connected to public sewer].

14
15 SECTION 2. AND BE IT FURTHER ENACTED, that a property owner who is no
16 longer exempted from the licensing requirements of Article 35, Title 6 of the County Code as a
17 result of this Act shall obtain the license before September 1, 2018.

18
19 SECTION 3. AND BE IT FURTHER ENACTED, that the Director of Permits,
20 Approvals, and Inspections may not enforce the licensing requirements against property owners
21 subject to such requirements as a result of this Act before September 1, 2018.

22
23

1 SECTION ~~2~~ 4. AND BE IT FURTHER ENACTED, that this Act, having been passed
2 by the affirmative vote of five members of the County Council, shall take effect on May 21,
3 2018.