

Introduced 01.04.2022
Public hearing 01.18.2022 / 03.21.2022
Council action 04.04.2022
Executive action 04.06.2022
Effective date 06.06.2022

County Council of Howard County, Maryland

2022 Legislative Session

Legislative day # 1

BILL NO. 7 - 2022 (ZRA - 199)

Introduced by: Liz Walsh

AN ACT amending the Howard County Zoning Regulations to require that Moderate Income Housing Units (MIHUs) be developed in the Planned Golf Course Community (PGCC) zoning district and to add Age Restricted Adult Housing as a conditional use in the Planned Golf Course Community; amending certain construction and effective dates for developments larger than 300 units; and generally relating to Moderate Income Housing Units, Age-Restricted Adult Housing, and construction and effective dates.

Introduced and read first time Jan 4, 2022. Ordered posted and hearing scheduled.

By order

Michelle Harrod
Michelle Harrod, Administrator

Having been posted and notice of time & place of hearing & title of Bill having been published according to Charter, the Bill was read for a second time at a public hearing on Jan 18, 2022. and Mar 21, 2022

By order

Michelle Harrod
Michelle Harrod, Administrator

This Bill was read the third time on Apr 4, 2022 and Passed ✓, Passed with amendments ✓, Failed ✓.

By order

Michelle Harrod
Michelle Harrod, Administrator

Sealed with the County Seal and presented to the County Executive for approval this 5 day of April, 2022 at 1⁰⁰ a.m./p.m.

By order

Michelle Harrod
Michelle Harrod, Administrator

Approved/Vetoed by the County Executive April 16, 2022

Calvin Ball
Calvin Ball, County Executive

NOTE: [[text in brackets]] indicates deletions from existing law; TEXT IN SMALL CAPITALS indicates additions to existing law; Strike-out indicates material deleted by amendment; Underlining indicates material added by amendment.

Tabled 2/7/2022

Substantive Change, Extended, Tabled 3/7/2022

Public Hearing 3/21/2022

Michelle Harrod

Section 1. Be it enacted by the County Council of Howard County, Maryland, that the Howard County Zoning Regulations are hereby amended as follows:

By Amending:

Section 100.0: "General Provisions"

Subsection E. "Construction and Effective Dates"

Number 3

Letter b

Section 126.0: "PGCC (Planned Golf Course Community) District"

Subsection E. "Other Provisions"

Section 131.0: "Conditional Uses"

Subsection N. "Conditional Uses and Permissible Zoning Districts"

Number 1. "Age-Restricted Adult Housing"

HOWARD COUNTY ZONING REGULATIONS

SECTION 100.0: General Provisions

Subsection E. Construction and Effective Dates

3. b. Applications for subdivision or Site Development Plan approval are considered pending unless the initial residential plan submittal, as defined in the Subdivision and Land Development Regulations, or the Site Development Plans for all other types of development is technically complete prior to the date the legislation is effective, except that development projects of over 300 units which have processed Site Development Plans on at least 50% of the overall site shall not be considered pending. ANY DEVELOPMENT PROJECT THAT HAS 300 UNITS OR MORE AND HAS PROCESSED AT LEAST 50% OF THE SITE DEVELOPMENT PLAN AND CONSTRUCTION HAS NOT BEEN COMPLETED WITHIN 5 YEARS OF ITS SITE DEVELOPMENT PLAN APPROVAL SHALL BE CONSIDERED PENDING.

SECTION 126.0: PGCC (Planned Golf Course Community) District

Subsection E. Other Provisions

1. No less than 5% and no more than 12% of the total net acreage of land in the PGCC District shall be non-residential or non-open space.

1 2. Retail businesses shall not exceed 20,000 square feet of floor area for any
2 individual business, except for grocery stores as provided in Subsection B of
3 this section.

4 3. Open Space

5 At least 50% of the PGCC District shall be devoted to open space or golf
6 course uses, and at least two eighteen-hole golf courses shall be provided.
7 Open space and golf course uses shall be arranged so that each sub-district
8 shall include at least 15% open space including landscaped areas.

9 4. The minimum district size shall be 500 contiguous acres. For the purposes of
10 this section, lands which are divided by streets, roadways, highways,
11 transmission pipes, lines or conduits, or rights-of-way in fee or by easement,
12 owned by third parties, shall be considered to be contiguous, but such items
13 shall not be included in determining the minimum area of the district. A
14 developer of a PGCC (Planned Golf Course Community) zoning district
15 development shall submit or amend a Final Development Plan indicating the
16 number and location of each required Moderate Income Housing Unit. Any
17 Site Development Plan submitted on or after March 1, 2022 must conform to
18 the moderate income housing requirements set forth in the Final Development
19 Plan.

20 5. Additional bulk and design regulations including, but not limited to, lot sizes,
21 building setbacks, parking requirements, height and coverage requirements for
22 non-residential uses, minimum lot widths, distances between buildings, and
23 landscaping requirements shall be specified as part of the Final Development
24 Plan. Bulk regulations specified in the Final Development Plan shall be in
25 addition to the requirements of Section 126.0.D.

26 6. The provisions of Section 128.0 (Supplementary Zoning District Regulations)
27 and Section 133.0 (Off-Street Parking and Loading Facilities) shall apply in the
28 PGCC District unless different requirements are specifically approved in the
29 Final Development Plan.

7. Connection to the public water facilities shall be made when the Howard County Department of Public Works determines that such public facilities are available to the property.
8. AT LEAST 15% OF THE DWELLING UNITS SHALL BE MODERATE INCOME HOUSING UNITS AND DEVELOPED ON THE SITE OF THE DEVELOPMENT PROJECT.

SECTION 131.0: Conditional Uses

Subsection N. Conditional Uses and Permissible Zoning Districts

The Hearing Authority may grant Conditional Uses in the specified districts in accordance with the following minimum criteria.

1.Age-restricted Adult Housing

a. Age-Restricted Adult Housing, General

A Conditional Use may be granted in the RC, RR, R-ED, PGCC, R-20, R-12, R-SC, R-SA-8, R-H-ED, R-A-15, or R-APT District, for age-restricted adult housing, provided that:

- (1) Single-family detached, semi-detached, multi-plex, attached and apartment dwelling units shall be permitted, except that only detached, semi-detached, multi-plex and single-family attached units are permitted in developments with less than 50 dwelling units in the RC, RR, R-ED, R-20 and R-12 districts.
- (2) In the RC, RR, R-ED, PGCC, R-20, R-12, R-SC, R-SA-8, R-H-ED, R-A-15, or R-APT Districts the development shall have a minimum of 20 dwelling units.
- (3) Only detached and semi-detached units are permitted in the RC and RR Districts.
- (4) The maximum density shall be as follows:

<u>Zoning District</u>	<u>Number of Dwelling Units in Development</u>	<u>Maximum Units Per Net Acre</u>
<u>RC and RR</u>	<u>20 or more</u>	<u>1</u>
<u>R-ED, PGCC, and R-20</u>	<u>20—49</u>	<u>4</u>

	<u>50 or more</u>	<u>5</u>
<u>R-12</u>	<u>20—49</u>	<u>5</u>
	<u>50 or more</u>	<u>6</u>
<u>R-SC</u>	<u>20—49</u>	<u>7</u>
	<u>50 or more</u>	<u>8</u>
<u>R-SA-8</u>	<u>20 or more</u>	<u>12</u>
<u>R-H-ED</u>	<u>20 or more</u>	<u>10</u>
<u>R-A-15</u>	<u>20 or more</u>	<u>25</u>
<u>R-APT</u>	<u>20 or more</u>	<u>35</u>

(5) If the development results in increased density according to subsection (4) above, the site must have frontage on and direct access to a collector or arterial road designated in the General Plan.

(6) Site Design:

The landscape character of the site must blend with adjacent residential properties. To achieve this:

(a) Grading and landscaping shall retain and enhance elements that allow the site to blend with the existing neighborhood.

(b) The project shall be compatible with residential development in the vicinity by providing either:

(i) An architectural transition, with buildings near the perimeter that are similar in scale, materials and architectural details to neighboring dwellings as demonstrated by architectural elevations or renderings submitted with the petition; or

(ii) Additional buffering along the perimeter of the site, through retention of existing forest or landscaping, enhanced landscaping, berms or increased setbacks.

(c) For projects with less than 50 dwelling units in the RC, RR, R-ED, PGCC, R-20 and R-12 Districts, setbacks from

existing public streets shall be the same as the setback
required for residential uses on adjacent properties.

(7) Bulk Requirements:

(a) Maximum Height:

(i) Apartments 40 feet

Except in R-SA-8, R-A-15 and R-APT 55 feet

(ii) Other principal structures 34 feet

(iii) Accessory structures 15 feet

(b) Minimum structure and use setback:

(i) From public street right-of-way 40 feet

(ii) From residential lots in RC, RR, R-ED, PGCC, R-20,
R-12 or R-SC Districts:

Apartment 100 feet

Single-family attached 75 feet

Single-family detached, semi-detached, and
multi-plex 40 feet

(iii) From open space, multi-family or non-residential uses
in RC, RR, R-ED, PGCC, R-20, R-12 or R-SC 30 feet

(iv) From zoning districts other than RC, RR, R-ED,
PGCC, R-20, R-12 or R-SC 20 feet

(c) Minimum structure setback from interior roadway or
driveway for units with garages 20 feet

(d) Minimum structure setback from lot lines for single-family
detached or multi-plex units

(i) Side 10 feet

Except zero lot line dwellings 0 feet

A minimum of 10 feet must be provided between
structures

1 (ii) Rear20 feet

2 (e) Minimum distance between single-family detached and/or
3 attached dwellings:

4 (i) For units oriented face-to-face30 feet

5 (ii) For units oriented side-to-side15 feet

6 (iii) For units oriented face-to-side or rear-to-side20 feet

7 (iv) For units oriented rear-to-rear40 feet

8 (v) For units oriented face-to-rear100 feet

9 (f) Minimum distance between apartment buildings or
10 between apartment buildings and single-family dwellings:

11 (i) For units oriented face-to-face30 feet

12 (ii) For units oriented side-to-side15 feet

13 (iii) For units oriented face-to-side or rear-to-side30 feet

14 (iv) For units oriented rear-to-rear60 feet

15 (v) For units oriented face-to-rear100 feet

16 (g) Apartment buildings and groups of single-family attached
17 units may not exceed 120 feet in length. However, the
18 Hearing Authority may approve a greater length, up to a
19 maximum of 300 feet in R-SA-8, R-A-15 and R-APT, or
20 200 feet in other districts, based on architectural design
21 that mitigates the visual impact of the increased length.

22 (8) At least 50% of the gross site area in the RC, RR, R-ED, AND PGCC
23 Districts, at least 35% in the R-20, R-12, and R-SC Districts, and at least
24 25% in R-SA-8, R-H-ED, R-A-15 and R-APT Districts, shall be open
25 space or open area in accordance with the Subdivision and Land
26 Development Regulations. The open space or open area shall provide
27 amenities such as pathways, seating areas and recreation areas for the
28 residents, and shall be protective of natural features.

1 (9) Accessory uses may include social, recreational, educational,
2 housekeeping, security, transportation or personal services, provided that
3 use of these services is limited to on-site residents and their guests.

4 (10) At least one on-site community building or interior community space
5 shall be provided that contains a minimum of:

6 (a) 20 square feet of floor area per dwelling unit, for the first
7 99 units with a minimum area of 500 square feet, and

8 (b) 10 square feet of floor area per dwelling unit for each
9 additional unit above 99.

10 (11) Loading and trash storage areas shall be adequately screened from
11 view.

12 (12) For a development that will be built in phases, open space areas,
13 recreational facilities and other accessory facilities shall be provided in
14 each phase to meet the needs of the residents. The developer shall provide
15 a schedule for the installation of facilities at the time the Conditional Use is
16 approved.

17 (13) The petition shall establish how the age restrictions required under the
18 definition of this use will be implemented and maintained over times. If the
19 development will not be a rental community under single ownership, an
20 entity such as a condominium association or homeowners association shall
21 be established to maintain and enforce the age restrictions in addition to
22 County enforcement of zoning regulations.

23 (14) All open space, common areas and related improvements shall be
24 managed and maintained by a common entity, either the owner of the
25 development, a condominium association, or a homeowners association.

26 (15) The development shall incorporate universal design features from the
27 Department of Planning and Zoning guidelines that identify required,
28 recommended and optional features. The petition shall include descriptions
29 of the design features of proposed dwellings to demonstrate their
30 appropriateness for the age-restricted population. The material submitted
31 shall indicate how universal design features will be used to make individual
32 dwellings adaptable to persons with mobility or functional limitations and

how the design will provide accessible routes between parking areas, sidewalks, dwelling units and common areas.

(16) At least 10% of the dwelling units in the RC, RR, R-ED, R-20, R-12 and R-SC Districts, and at least 15% in the PGCC, R-SA-8, R-H-ED, R-A-15 and R-APT Districts, shall be Moderate Income Housing Units.

(17) Housing for the elderly special exceptions uses approved by the Board of Appeals on or prior to July 12, 2001 and constructed under the Zoning Regulations in effect at that time, may convert the existing dwelling units to age-restricted adult housing uses, with respect to minimum age restrictions only, without being subject to further hearing authority review and approval under current Conditional Use requirements, provided that the dwelling units are made subject to the new covenants and other legal means of enforcing the age-restricted adult housing minimum age restrictions, and that a copy of the recorded new covenants is submitted to the Department of Planning and Zoning to be filed in the original special exception case file.

(18) The Conditional Use plan and the architectural design of the building(s) shall have been reviewed by the Design Advisory Panel, in accordance with Title 16, Subtitle 15 of the Howard County Code, prior to the submission of the Conditional Use petition to the Department of Planning and Zoning. The Petitioner shall provide documentation with the petition to show compliance with this criterion.

b. Age-Restricted Adult Housing, Multi-Plex

A Conditional Use may be granted in the R-ED, PGCC, R-20, R-12, R-SC, R-SA-8, R-H-ED, R-A-15, R-APT, B-1 or B-2 Districts for age-restricted multi-plex adult housing, provided that:

(1) The landscape character of the site must blend with adjacent residential development. To achieve this:

(a) Grading and all landscaping shall retain and enhance elements that allow the site to blend and be compatible with adjacent residential development.

1 (b) The project shall be compatible with adjacent residential
2 development by providing either:

3 (i) An architectural transition with buildings near the
4 perimeter that are similar to neighboring dwellings in
5 scale, materials and architectural detail as
6 demonstrated by architectural elevations or renderings
7 submitted with the petition, or

8 (ii) Additional buffering along the perimeter of the site,
9 through retention of existing forest or landscaping,
10 enhanced landscaping, berms or increased setbacks.

11 (2) The following criteria shall be met:

12 (a) In the residential districts, one multi-plex dwelling unit
13 building is permitted per acre. There shall be no more than
14 five multi-plex dwelling unit buildings in a development.
15 In the B-1 and B-2 Districts, the density shall be
16 determined by available water and septic facilities.

17 (b) The net floor area of a multi-plex dwelling unit building is
18 limited to 5,000 square feet.

19 (c) The multi-plex dwellings are limited to age-restricted adult
20 housing. The petition must include copies of proposed
21 deed restrictions or covenants that establish how the age
22 restrictions required under the definition of age-restricted
23 adult housing will be implemented and maintained.

24 (d) The dwellings will incorporate universal design features
25 from the Department of Planning and Zoning Guidelines
26 that identify required, recommended, and optional features.
27 The petition shall include descriptions of the design
28 features of proposed dwellings to demonstrate their
29 appropriateness for the age-restricted populations. The
30 materials submitted shall indicate how universal design
31 features will be used to make individual dwellings

adaptable to persons with mobility or functional limitations
and how the design will provide accessible routes between
driveways, sidewalks, common areas and dwelling units.

(e) Properties in the B-1 and B-2 Districts shall be outside of
the Planned Service Area and adjoin, or be within 200
yards of a community shopping center development with a
food store greater than 15,000 square feet.

(f) The development has frontage on and direct access to a
public road.

(g) The minimum lot size is one gross acre in R-ED, PGCC,
and R-20 and 20,000 square feet in R-12.

(3) The development shall comply with the following bulk requirements:

(a) Maximum Height:

(i) Principal Structures 34 feet

(ii) Accessory Structures 15 feet

(b) Minimum structure and use setback from perimeter of
development:

(i) From public street right-of-way 40 feet

(ii) From RC, RR, R-ED, PGCC, R-20 or R-SC Districts,
the setback applicable in the underlying zoning
district.

(iii) From Zoning districts other than RC, RR, R-ED,
PGCC, R-20 or R-SC 20 feet

(c) Minimum structure setback from interior roadway or
driveway for units with garages 20 feet

(d) Minimum structure setback from lot lines:

(i) Side 10 feet

Except zero lot line dwellings 0 feet

A minimum of 10 feet must be provided between structures

(ii) Rear 10 feet

(e) Minimum distance between principal structures 10 feet

(4) At least 35% of the gross site area shall be open space or open area in accordance with the Subdivision and Land Development Regulations. The open space or open area shall provide amenities such as pathways, seating areas and outdoor recreation areas for the residents, and shall be protective of natural features.

(5) Accessory uses may include social, recreational, educational, housekeeping, security, transportation or personal services, provided that the use of these services is limited to on-site residents and their guests.

(6) For developments with more than five multi-plex dwelling unit buildings, at least one on-site community building or interior community space shall be provided that contains a minimum of 500 square feet.

(7) The Conditional Use plan and the architectural design of the building(s) shall have been reviewed by the Design Advisory Panel, in accordance with Title 16, Subtitle 15 of the Howard County Code, prior to the submission of the Conditional Use petition to the Department of Planning and Zoning. The Petitioner shall provide documentation with the petition to show compliance with this criterion.

Section 2. Be it further enacted by the County Council of Howard County, Maryland, that this Act shall become effective 61 days after its enactment.

Introduced _____
Public hearing _____
Council action _____
Executive action _____
Effective date _____

County Council of Howard County, Maryland

2022 Legislative Session

Legislative day # 1

BILL NO. 7 - 2022 (ZRA - 199)

Introduced by: Liz Walsh

AN ACT amending the Howard County Zoning Regulations to require that Moderate Income Housing Units (MIHUs) be developed in the Planned Golf Course Community (PGCC) zoning district; and generally relating to Moderate Income Housing Units.

Introduced and read first time _____, 2022. Ordered posted and hearing scheduled.

By order _____
Michelle Harrod, Administrator

Having been posted and notice of time & place of hearing & title of Bill having been published according to Charter, the Bill was read for a second time at a public hearing on _____, 2022.

By order _____
Michelle Harrod, Administrator

This Bill was read the third time on _____, 2022 and Passed ____, Passed with amendments ____, Failed ____.

By order _____
Michelle Harrod, Administrator

Sealed with the County Seal and presented to the County Executive for approval this ____ day of _____, 2022 at ____ a.m./p.m.

By order _____
Michelle Harrod, Administrator

Approved/Vetoed by the County Executive _____, 2022

Calvin Ball, County Executive

NOTE: [[text in brackets]] indicates deletions from existing law; TEXT IN SMALL CAPITALS indicates additions to existing law; Strike-out indicates material deleted by amendment; Underlining indicates material added by amendment.

Section 1. Be it enacted by the County Council of Howard County, Maryland, that the Howard County Zoning Regulations are hereby amended as follows:

By Amending:

Section 126.0: "PGCC (Planned Golf Course Community) District"

Subsection E. "Other Provisions"

HOWARD COUNTY ZONING REGULATIONS

SECTION 126.0: PGCC (Planned Golf Course Community) District

Subsection E. Other Provisions

1. No less than 5% and no more than 12% of the total net acreage of land in the PGCC District shall be non-residential or non-open space.
2. Retail businesses shall not exceed 20,000 square feet of floor area for any individual business, except for grocery stores as provided in Subsection B of this section.
3. Open Space
At least 50% of the PGCC District shall be devoted to open space or golf course uses, and at least two eighteen-hole golf courses shall be provided. Open space and golf course uses shall be arranged so that each sub-district shall include at least 15% open space including landscaped areas.
4. The minimum district size shall be 500 contiguous acres. For the purposes of this section, lands which are divided by streets, roadways, highways, transmission pipes, lines or conduits, or rights-of-way in fee or by easement, owned by third parties, shall be considered to be contiguous, but such items shall not be included in determining the minimum area of the district.
5. Additional bulk and design regulations including, but not limited to, lot sizes, building setbacks, parking requirements, height and coverage requirements for

1 non-residential uses, minimum lot widths, distances between buildings, and
2 landscaping requirements shall be specified as part of the Final Development
3 Plan. Bulk regulations specified in the Final Development Plan shall be in
4 addition to the requirements of Section 126.0.D.

5 6. The provisions of Section 128.0 (Supplementary Zoning District Regulations)
6 and Section 133.0 (Off-Street Parking and Loading Facilities) shall apply in the
7 PGCC District unless different requirements are specifically approved in the
8 Final Development Plan.

9 7. Connection to the public water facilities shall be made when the Howard
10 County Department of Public Works determines that such public facilities are
11 available to the property.

12 8. AT LEAST 15% OF THE DWELLING UNITS SHALL BE MODERATE INCOME HOUSING
13 UNITS AND DEVELOPED ON THE SITE OF THE DEVELOPMENT PROJECT.

14
15 ***Section 2. Be it further enacted*** by the County Council of Howard County, Maryland, that
16 *this Act shall become effective 61 days after its enactment.*
17
18
19

Amendment 1 to Council Bill No. 7-2022

BY: David Yungmann

Legislative Day No. 4

Date: February 7, 2022

Amendment No. 1

*(This Amendment adds Age Restricted Adult Housing as
a permitted use in the PGCC district.)*

1 On the title page, in the third line of the purpose paragraph, immediately after “district” insert “and
2 to add Age Restricted Adult Housing as a permitted use in the Planned Golf Course Community”.

3 On the same line, before the period, insert “and Age-Restricted Adult Housing”.

4
5 On page 1, immediately following line 5, insert “Subsection B. ‘Uses Permitted as a Matter of
6 Right’”.

7 On page 1, immediately following line 12, insert the following:

8 **“Subsection B. Uses Permitted as a Matter of Right.**

9 There shall be two subdistricts in the PGCC District: The PGCC-1 or Residential
10 Subdistrict and the PGCC-2 or Multi-use Subdistrict. Delineation of the subdistrict
11 boundaries shall be determined by the Zoning Board and shall be shown on the zoning map
12 of Howard County.

13 1. The following uses shall be permitted as a matter of right in both the Residential
14 Subdistrict and Multi-use Subdistrict.

15 a. One single-family detached unit per lot.

16 b. One zero lot line unit per lot.

17 c. Single-family attached dwelling units.

18 D. AGE-RESTRICTED ADULT HOUSING.

19 [[d.]] e. Apartment units.

1 [[[e.]] f. Farming, provided that on a residential lot or parcel of less than 40,000
2 square feet no livestock shall be permitted. However, residential chicken
3 keeping is allowed as noted in Section 128.0.

4 [[f.]] g. Conservation areas, including wildlife and forest preserves, environmental
5 management areas, reforestation areas, and similar uses.

6 [[g.]] h. Government buildings, facilities and uses, including public schools and
7 colleges.

8 [[h.]] i. Private recreational facilities, such as parks, athletic fields, swimming
9 pools, basketball courts and tennis courts, reserved for use by residents of a
10 community and their guests. Such facilities shall be located within
11 condominium developments or within communities with recorded covenants
12 and liens which govern and provide financial support for operation of the
13 facilities.

14 [[i.]] j. Golf courses and country clubs.

15 [[j.]] k. Riding academies and stables.

16 [[k.]] l. Carnivals and fairs sponsored by and operated on a nonprofit basis for the
17 benefit of charitable, social, civic or educational organizations, subject to the
18 requirements of Section 128.0.D.

19 [[l.]] m. Seasonal sales of Christmas trees or other decorative plant materials,
20 subject to the requirements of Section 128.0.D.

21 [[m.]] n. Underground pipelines; electric transmission and distribution lines;
22 telephone, telegraph and CATV lines; mobile transformer units; telephone
23 equipment boxes; and other similar public utility uses not requiring a
24 Conditional Use.

25 [[n.]] o. Commercial communication antennas attached to structures, subject to
26 the requirements of Section 128.0.E.

27 [[o.]] p. Commercial communication towers located on government property,
28 excluding School Board property, and with a height of less than 200 feet

1 measured from ground level, subject to the requirements of Section 128.0.E.

2 This height limit does not apply to government communication towers,

3 which are permitted as a matter of right under the provisions for

4 "Government structures, facilities and uses."

5 [[p.]] r. Volunteer fire departments.

6 [[r.]] s. Rooftop solar collectors".

7

Amendment 6 to Council Bill No. 7 - 2022

BY: Liz Walsh

Legislative Day 5

Date: March 7, 2022

Amendment No. 6

(This amendment establishes that a developer of a PGCC development shall indicate the number and location of moderate income housing units to be provided in the Final Development Plan.)

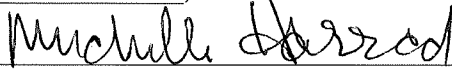
On page 2, in line 13, after the period, insert the following:

“A developer of a PGCC (Planned Golf Course Community) zoning district development shall submit or amend a Final Development Plan indicating the number and location of each required Moderate Income Housing Unit. Any Site Development Plan submitted after the effective date of this legislation must conform to the moderate income housing requirements set forth in the Final Development Plan.”

BY THE COUNCIL

This Bill, having been approved by the Executive and returned to the Council, stands enacted on

April 6, 2022.



Michelle Harrod, Administrator to the County Council

BY THE COUNCIL

This Bill, having been passed by the yeas and nays of two-thirds of the members of the Council notwithstanding the objections of the Executive, stands enacted on _____, 2022.

Michelle Harrod, Administrator to the County Council

BY THE COUNCIL

This Bill, having received neither the approval nor the disapproval of the Executive within ten days of its presentation, stands enacted on _____, 2022.

Michelle Harrod, Administrator to the County Council

BY THE COUNCIL

This Bill, not having been considered on final reading within the time required by Charter, stands failed for want of consideration on _____, 2022.

Michelle Harrod, Administrator to the County Council

BY THE COUNCIL

This Bill, having been disapproved by the Executive and having failed on passage upon consideration by the Council stands failed on _____, 2022.

Michelle Harrod, Administrator to the County Council

BY THE COUNCIL

This Bill, the withdrawal of which received a vote of two-thirds (2/3) of the members of the Council, is withdrawn from further consideration on _____, 2022.

Michelle Harrod, Administrator to the County Council