



PRELIMINARY AGENDA

**Legislative Session 2023, Legislative Day No. 22
December 18, 2023**

Legislative Session
Council Chambers
7:00 P.M.

- A. Call to Order
- B. Invocation (Leadbetter)
- C. Pledge of Allegiance
- D. Ethics Statement
- E. Invitation to Audience
- F. Announcement of Items Not Appearing on Agenda
- G. Preliminary Motion
- H. Approval of Minutes
December 18, 2023 – Legislative Day No. 21
- I. Introduction of Bills
- J. Introduction of Resolutions
- K. Public Hearings and Call of Bills and Resolutions for Final Reading and/or Vote

BILL NO. 78-23 (As Amended) – AN ORDINANCE concerning: Finance, Taxation, and Budget – Subdivision and Development – Zoning – Essential Worker Housing Access Act of 2023– FOR the purpose of modifying fees paid into the Housing Trust Special Revenue Fund; exempting moderately priced dwelling units by a certain percentage from capital facility connection charges; grandfathering certain applications and permits; modifying the requirements for a sketch plan application, final plan application, and site development plan; exempting moderately priced dwelling units from development impact fees; adopting new Title 12, entitled “Moderately Priced Dwelling Units” in the Subdivision and Development Article of the Code; defining certain terms; providing for the applicability of the new Title; requiring the establishment of moderately priced dwelling units in certain residential developments; allowing for payment of a fee in lieu of providing moderately priced dwelling units under certain circumstances; requiring an application and agreement with specified terms for a residential development required to include moderately priced

dwelling units; providing for the applicability and modification of bulk regulations; establishing eligibility requirements for purchase or rental of moderately priced dwelling units; providing a method for establishing sale and rental prices for moderately priced dwelling units; providing the method of initial and subsequent sale and rental of moderately priced dwelling units; requiring income review and information for continued eligibility to rent moderately priced dwelling units; providing for notice and disposition of proceeds from foreclosure proceedings related to moderately priced dwelling units; requiring covenants for moderately priced dwelling units; permitting bulk transfers of moderately priced dwelling units under certain circumstances; providing for the conversion of rental moderately priced dwelling unit to condominiums or cooperatives; permitting the program administrator to waive certain requirements of the new Title under certain conditions; providing a right of appeal; requiring the program administrator to report certain information to the County Executive and County Council; providing for a density bonus for developments containing moderately priced dwelling units under certain circumstances; exempting certain residential development started before a certain date from the provisions of this Ordinance; providing for a delayed effective date; and generally relating to finance, taxation, and budget, subdivision and development, and zoning.

Introduced by Mr. Smith, Chair

(by request of the County Executive)

BILL NO. 84-23 (As Amended) – AN ORDINANCE concerning: Subdivision and Development – Zoning – Boards, Commissions, and Similar Bodies – Finance, Taxation, and Budget – Public Works – Odenton Town Center – Odenton Town Center Master Plan – FOR the purpose of repealing the 2016 Odenton Town Center Master Plan; renaming the “Odenton Growth Management Area” to the “Odenton Town Center”; establishing provisions related to the Odenton Town Center Advisory Committee; adding grandfathering provisions applicable to certain development applications; revising certain provisions related to the testing and duration of approval of adequate public facilities; establishing standards for testing for adequate public facilities in the Odenton Town Center; setting forth certain criteria for mitigation in the Odenton Town Center; establishing certain development requirements in the Odenton Town Center; adding certain definitions; providing for the scope and applicability of certain provisions; providing for certain standards for transportation improvements, trails and pedestrian facilities and reservation of land for public facilities; requiring certain green areas and activity spaces; creating historic preservation requirements for certain properties; providing for flexibility for certain redevelopment sites; creating an incentive program for certain development; adding the process for applying for and approving an incentive program request; renaming the zoning districts within the Odenton Town Center; creating a certain historic overlay; establishing the permitted, conditional, and special exceptions uses in the Odenton Town Center zoning districts; establishing certain bulk regulations; establishing conditions for certain uses; requiring a mix of uses for properties of a certain size in certain districts; establishing certain vehicle and bicycle parking requirements; regulating signage in the Odenton Town Center; adopting the 2023 Odenton Town Center Master Plan; and generally relating to subdivision and development, zoning, boards, commissions, and similar bodies, finance, taxation, and budget, public works, and the County’s Odenton Town Center Master Plan.

Introduced by Mr. Smith, Chair

(by request of the County Executive)

BILL NO. 86-23 (As Amended) (Amendments Proposed) – AN ORDINANCE concerning: Subdivision and Development – Zoning – Development Requirements for Particular Types of Development – Redevelopment – FOR the purpose of adding development requirements for redevelopment; establishing the applicability of new development requirements for redevelopment under certain circumstances to specified policy areas; defining certain terms; setting forth requirements for a concept plan, an application, community meetings, and notice of community meetings for redevelopment; providing that certain applications for development may proceed to final plan or site development plan; providing for certain modifications and exemptions from modifications for redevelopment under certain circumstances; specifying open space, landscape, and natural features requirements for redevelopment; requiring redevelopment in the critical area to comply with applicable law; establishing requirements for redevelopment to pass adequate public facilities testing; reducing certain fees for redevelopment; adding multifamily dwellings as a conditional use and providing for the conditions in the C4 district; modifying conditional use requirements for multifamily dwellings in redevelopment; and generally relating to subdivision and development, and zoning.

Introduced by Mr. Smith, Chair
(by request of the County Executive)

BILL NO. 87-23 – AN ORDINANCE concerning: Capital Budget and Program – Board of Education Security Related Upgrades, Roof Replacement, and Old Mill MS South capital projects – Community College Campus Improvements capital project – Supplementary and Transfer of Appropriations – FOR the purpose of amending the Capital Budget for the current fiscal year by making a transfer of appropriations within the Old Mill MS South capital project; amending the Capital Budget for the current fiscal year by making supplementary appropriation of funds to the Board of Education Security Related Upgrades and Roof Replacement capital projects and the Community College Campus Improvements capital project; amending the Capital Program and Capital Projects Bond Ordinance for the current fiscal year; and generally relating to appropriations of funds in projects in the Capital Budget for the fiscal year ending June 30, 2024.

Introduced by Mr. Smith, Chair
(by request of the County Executive)

BILL NO. 88-23 – AN ORDINANCE concerning: Zoning – Accessory Structures in Front Yards – FOR the purpose of defining certain terms; establishing criteria for an accessory structure to be located in the front yard of a through lot or corner through lot; requiring that the prevailing front yard pattern on adjoining lots be used to determine the front yard under certain circumstances; providing that an alley or easement may not be considered a road for the purposes of assessing a front lot line; and generally relating to zoning.

Introduced by Ms. Fiedler

BILL NO. 89-23 (Amendments Proposed) – AN ORDINANCE concerning: Finance, Taxation, and Budget – Real Property Taxes – Credits – Disabled or Fallen Law Enforcement Officers and Rescue Workers – FOR the purpose of amending the definition of “law enforcement officer” to include members of the Federal Bureau Investigation and the United States Capitol Police; amending the period of time that a disabled law enforcement officer or rescue worker or a fallen law enforcement officer or rescue worker or their surviving spouse must live in the State or within which a dwelling must be acquired

in order to be eligible for the tax credit; and generally relating to finance, taxation, and budget.

Introduced by Ms. Leadbetter, Ms. Fiedler, and Mr. Volke

RESOLUTION NO. 53-23 (Amendment (Technical) Proposed) – RESOLUTION relating to the condemnation proceedings to acquire real properties located in Gambrills, Maryland, for the purpose of the Towsters Branch Stream Restoration Project and matters relating generally thereto

Introduced by Mr. Smith, Chair

(by request of the County Executive)

L Other Business

M. Adjournment

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ACCESSIBILITY POLICY

Anyone with a disability who requires a reasonable accommodation to fully participate in a Council meeting should contact the Administrative Officer at least 72 hours before the meeting to discuss your accessibility needs. The Administrative Officer may be reached by email at Lcorby@aacounty.org or by telephone at 410-222-1401. TTY users, please call Maryland Relay via 7-1-1.

Council meetings are also broadcast on Arundel TV. To find a list of local cable channels or to access Arundel TV you may visit: www.aacounty.org/services-and-programs/government-television.

For more details on all the ways to participate please visit: www.aacounty.org/services-and-programs/county-council-meeting-participation.