

COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND
Minutes of
Legislative Session 2024, Legislative Day No. 19
October 21, 2024 – 7:00 P.M.

The County Council meeting was called to order by Chair Pickard at 7:05 P.M. It was opened with the Invocation, given by Ms. Pickard, and was followed by the Pledge of Allegiance. The meeting was held in the County Council Chambers in Annapolis, Maryland. There were approximately 30 persons in the audience.

The following members of the County Council were present:

Allison Pickard	Second District
Nathan Volke	Third District
Julie K. Hummer	Fourth District
Amanda Fiedler	Fifth District
Lisa D.B. Rodvien	Sixth District
Shannon Leadbetter	Seventh District

Pete Smith, District One, joined the meeting at 7:10 PM.

The County Auditor's Office was represented by County Auditor, Michelle Bohlayer, Meredith Beach, Legislative Counsel, was also present.

ETHICS STATEMENT

Kaley Schultze, Administrative Officer, read aloud the Ethics Statement.

INVITATION TO AUDIENCE

The Chair opened Invitation to Audience.

The Administrative Officer stated there was one submission of written testimony received through the online testimony tool for Invitation to Audience, which was shared with the Council and posted on the County Council website.

The following persons spoke at Invitation to Audience:

Jim Bongiorno, Odenton
Gary Mauler, Jessup

There was no one else present who wished to speak, and the Invitation to Audience was closed.

PRELIMINARY MOTION

On motion of Mr. Volke, seconded by Ms. Leadbetter, the Council voted that the partial reading of any bill, resolution, minutes, or amendment constitutes the reading of the whole.

APPROVAL OF MINUTES

On motion of Mr. Smith, seconded by Mr. Volke, the minutes for October 7, 2024, Legislative Day No. 18.

INTRODUCTION OF BILLS

BILL NO. 83-24 – AN ORDINANCE concerning: Approval of the First Amendment to Farm Rental Lease between Anne Arundel County, Maryland and Shady Oaks Turf Farm, Inc. – FOR the purpose of approving the First Amendment to Farm Rental Lease of a portion of County-owned property in West River, Maryland, to Shady Oaks Turf Farm, Inc., to extend the lease term for an additional ten years.

Introduced by Ms. Pickard, Chair
(by request of the County Executive)

BILL NO. 84-24 – AN ORDINANCE concerning: Public Works – Watershed Protection and Restoration Program – Waiver of Interest on Overdue Fees – FOR the purpose of authorizing the waiver of interest and penalties on certain overdue fees under certain circumstances; and generally related to public works.

Introduced by Ms. Hummer

BILL NO. 85-24 – AN ORDINANCE concerning: Pensions – General Provisions – Purchased Service Credits – Fire Service Retirements Plan and Police Service Retirement Plan – FOR the purpose of allowing participants in the Fire Service Retirement Plan and Police Service Retirement Plan hired after a certain date to purchase service credit for prior participation in certain plans; establishing the conditions for and methods of purchasing service credits; providing for the calculation and applicability of purchased service credits; and generally relating to pensions.

Introduced by Ms. Pickard

INTRODUCTION OF RESOLUTIONS

RESOLUTION NO. 41-24 – RESOLUTION approving the application of Steven Maurice Parks, Jr. to sell an agricultural land preservation easement to the Maryland Agricultural Land Preservation Foundation on 94.84 acres in Lothian, Maryland

Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 42-24 – RESOLUTION approving the application of Land Preserve, LLC to sell an agricultural land preservation easement to the Maryland Agricultural Land Preservation Foundation on 84.55 acres in Edgewater, Maryland
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 43-24 – RESOLUTION approving the application of Gary L. Jackson and Julie G. Jackson to sell an agricultural land preservation easement to the Maryland Agricultural Land Preservation Foundation on 59.91 acres in Lothian, Maryland
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 44-24 – RESOLUTION approving the application of Virginia R. Garretson, Dean C. Garretson, and Dean C. Garretson, Jr. to sell an agricultural land preservation easement to the Maryland Agricultural Land Preservation Foundation on 48.79 acres in Lothian, Maryland
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 45-24 – RESOLUTION approving the application of Allen P. Covington and Maxwell H. Covington, III, individually and as Trustees of the Covington Marital Trust, to sell an agricultural land preservation easement to the Maryland Agricultural Land Preservation Foundation on 121 acres in Davidsonville, Maryland
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 46-24 – RESOLUTION approving the application of Allen P. Covington and Maxwell H. Covington, III, individually and as Trustees of the Covington Marital Trust, to sell an agricultural land preservation easement to the Maryland Agricultural Land Preservation Foundation on 92.6 acres in Davidsonville, Maryland
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 47-24 – RESOLUTION supporting the Anne Arundel County Board of Education's Fiscal Year 2026 Public School Construction Capital Improvement Program request for submission to the Interagency Commission on School Construction
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

RESOLUTION NO. 48-24 – RESOLUTION approving the terms and conditions of the acquisition of real properties in Gambrills and Millersville, Maryland, from Millersville Partners LLC, utilizing funds from the Advance Land Acquisition Capital Project
Introduced by Ms. Pickard, Chair
(by request of the County Executive)

PUBLIC HEARINGS AND CALL OF BILL FOR FINAL READING AND/OR VOTE

BILL NO. 73-24

The Chair called for Bill No. 73-24, An Ordinance concerning: Carrollton Manor Special Community Benefit District – For the purpose of modifying the purposes of the Carrollton Manor Special Community Benefit District.; and the Administrative Officer read a portion of the title.

Ethan Hunt, Administration, was accompanied by Lori Klasmeier, Office of Law.

Mr. Hunt explained the background and purpose of the bill.

The Chair called for the public hearing on Bill No. 73-24.

The Administrative Officer stated there was one submission of written testimony received through the online testimony tool for Bill No. 73-24, which was shared with the Council and posted on the County Council website.

The following person spoke on Bill No. 73-24:

Jeff Rach, Severna Park
Chris Flohr, Severna Park
Steve Sharpe, Bluff Point
Lisa Bender, Bluff Point
Alexander Shushan, Bluff Point

There was no one else present who wished to speak and the public hearing was closed.

The Chair called for Bill No. 73-24, An Ordinance concerning: Carrollton Manor Special Community Benefit District; and the Administrative Officer read a portion of the title.

Ms. Fiedler commented on the bill.

On motion by Ms. Fiedler, seconded by Mr. Volke, the motion to hold the vote on Bill No. 73-24 until November 4, 2024 was passed by the following roll call:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard
Nay – None

The Chair stated that Bill No. 73-24 will be voted on at the next Council Meeting on November 4, 2024.

BILL NO. 74-24

The Chair called for Bill No. 74-24, An Ordinance concerning: Subdivision and Development – Zoning – Farm Dual Uses – For the purpose of adopting certain revisions required by the Critical Area Commission as a condition of the Commission’s approval of Bill No. 62-23; and generally relating to subdivision and development and zoning; and the Administrative Officer read a portion of the title.

Ethan Hunt, Administration, was accompanied by Lynn Miller, Office of Planning and Zoning, and Lori Klasmeier, Office of Law.

Mr. Hunt explained the background and purpose of the bill.

Ms. Leadbetter asked a clarifying question.

Mr. Hunt responded.

Ms. Rodvien disclosed that she is on the Critical Area Commission, but did not participate in the process related to this bill.

The Chair called for the public hearing on Bill No. 74-24.

The Administrative Officer stated there were no submissions of public testimony received ahead of time for Bill No. 74-24.

There was no one present who wished to speak and the public hearing was closed.

The Chair called for Bill No. 74-24, An Ordinance concerning: Subdivision and Development – Zoning – Farm Dual Uses; and the Administrative Officer read a portion of the title.

Bill No. 74-24 was passed by the following roll call:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard

Nay – None

BILL NO. 75-24

The Chair called for Bill No. 75-24, An Ordinance concerning: Boards, Commissions, and Similar Bodies – Subdivision and Development – Zoning – Development – Mixed Use Districts – For the purpose of providing certain standards for an administrative rezoning of certain properties to a mixed use district; adding grandfathering provisions applicable to certain development applications; establishing certain development and design standards for development in mixed use districts; establishing a minimum site area for certain sites to be developed as mixed use development; renaming the existing mixed use districts and creating a new mixed use district;

establishing the permitted, conditional, and special exception uses in the mixed use districts; requiring a combination of uses on certain mixed use development sites; establishing certain bulk regulations, open area, and parking requirements for mixed use districts; and generally relating to boards, commissions, and similar bodies, subdivision and development, and zoning; and the Administrative Officer read a portion of the title.

Ethan Hunt, Administration, was accompanied by Lynn Miller, Office of Planning and Zoning, Janssen Evelyn, Deputy Chief Administrative Officer of Land Use, and Kelly Kenney, Office of Law.

Mr. Hunt explained the background and purpose of the bill.

Mr. Evelyn spoke on the bill.

Mr. Smith shared how the bill affects District One.

Mr. Evelyn responded.

Ms. Pickard asked a clarifying question about the mixed used zone chart.

Ms. Miller answered.

The Chair called for the public hearing on Bill No. 75-24.

The Administrative Officer stated there were no submissions of public testimony received ahead of time for Bill No. 75-24.

The following person spoke on Bill No. 75-24:

Gary Mauler, Jessup

There was no one else present who wished to speak and the public hearing was closed.

The Chair called for Bill No. 75-24, An Ordinance concerning: Boards, Commissions, and Similar Bodies – Subdivision and Development – Zoning – Development – Mixed Use Districts; and the Administrative Officer read a portion of the title.

Ms. Pickard asked clarifying questions.

Ms. Miller responded.

Amendment No.1

The Administrative Officer read a brief summary of the amendment:

This amendment makes clarifications to the development and design standards for pedestrian circulation systems, building entrances, and structured parking in mixed use districts.

Mr. Hunt explained the amendment.

Ms. Rodvien clarified the amendment.

Ms. Miller answered.

On motion of Mr. Smith, seconded by Ms. Hummer, Amendment No. 1 was adopted by the following roll call vote:

Aye – Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler, Ms. Pickard

Nay – Ms. Rodvien

Amendment No.2

The Administrative Officer read a brief summary of the amendment:

This amendment adds purpose statements for each of the five mixed use zoning districts.

Mr. Hunt explained the amendment.

Mr. Smith shared his concern for the amendment.

Mr. Evelyn responded.

Ms. Pickard clarified the amendment.

Mr. Evelyn answered.

On motion of Ms. Rodvien, seconded by Ms. Hummer, Amendment No. 2 was adopted by the following roll call vote:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard

Nay – None

Amendment No.3

The Administrative Officer read a brief summary of the amendment:

This amendment adds a provision previously enacted by Bill No. 20-24 and allows certain sites in a mixed use district in the BWI/Fort Meade Growth Area to develop with multifamily dwellings in place of nonresidential uses under certain conditions.

Mr. Hunt explained the amendment.

On motion of Ms. Rodvien, seconded by Ms. Hummer, Amendment No. 3 was adopted by the following roll call vote:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard

Nay – None

Amendment No.4

The Administrative Officer read a brief summary of the amendment:

This amendment adds certain existing permitted and conditional uses allowed in a W1 District as permitted uses in certain mixed use districts under certain conditions.

Ms. Miller explained the amendment.

On motion of Ms. Rodvien, seconded by Mr. Smith, Amendment No. 4 was adopted by the following roll call vote:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard

Nay – None

The Chair stated that Bill No. 75-24, as amended, will be heard at the next Council Meeting on November 4, 2024.

BILL NO. 76-24

The Chair called for Bill No. 76-24, An Ordinance concerning: Zoning – Maritime Districts – Neighborhood Marina Zoning District – For the purpose of amending the conditional use requirements for marina caretaker's residence dwelling unit size ; and generally relating to zoning; and the Administrative Officer read a portion of the title.

Ms. Fiedler explained the background and purpose of the bill.

Ethan Hunt, Administration, was accompanied by Lynn Miller, Office of Planning and Zoning, and Kelly Kenney, Office of Law.

The Administration supports.

The Chair called for the public hearing on Bill No. 76-24.

The Administrative Officer stated there were no submissions of public testimony received ahead of time for Bill No. 76-24.

There was no one present who wished to speak and the public hearing was closed.

The Chair called for Bill No. 76-24, An Ordinance concerning: Zoning – Maritime Districts – Neighborhood Marina Zoning District; and the Administrative Officer read a portion of the title.

Amendment No.1

The Administrative Officer read a brief summary of the amendment:

This amendment requires the marina caretaker's dwelling unit to be no more than 800 square feet of floor area.

Ms. Fiedler explained the amendment.

The Administrations supports.

On motion of Ms. Fiedler, seconded by Ms. Leadbetter, Amendment No. 1 was adopted by the following roll call vote:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard
Nay – None

The Chair stated that Bill No. 76-24, as amended, will be heard at the next Council Meeting on November 4, 2024.

BILL NO. 77-24

The Chair called for Bill No. 77-24, An Ordinance concerning: Licenses and Registrations – Towing Companies – For the purpose of defining “heavy-duty towing” and “light-duty towing”; establishing tow truck, equipment, and response requirements for heavy-duty police-initiated towing and light-duty police-initiated towing; establishing separate tow rotation lists for heavy-duty police-initiated towing and light-duty police-initiated towing; and generally relating to police-initiated towing; and the Administrative Officer read a portion of the title.

Mr. Volke explained the background and purpose of the bill.

Ethan Hunt, Administration, was accompanied by Captain Tim Schultz, Police Department, and Lori Klasmeier, Office of Law.

Mr. Hunt spoke on the bill.

The Chair called for the public hearing on Bill No. 77-24.

The Administrative Officer stated there were no submissions of public testimony received ahead of time for Bill No. 77-24.

There was no one present who wished to speak and the public hearing was closed.

The Chair called for Bill No. 77-24, An Ordinance concerning: Licenses and Registrations – Towing Companies; and the Administrative Officer read a portion of the title.

Amendment No.1

The Administrative Officer read a brief summary of the amendment:

This amendment changes the number of heavy-duty tow vehicles a tow company is required to possess to engage in police-initiated heavy-duty towing from two to one.

Mr. Volke explained the amendment.

Mr. Hunt spoke on the amendment.

On motion of Mr. Volke, seconded by Ms. Leadbetter, Amendment No. 1 was adopted by the following roll call vote:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard

Nay – None

The Chair stated that Bill No. 77-24, as amended, will be heard at the next Council Meeting on November 4, 2024.

PUBLIC HEARINGS AND CALL OF RESOLUTIONS FOR FINAL READING AND/OR VOTE

RESOLUTION NO. 40-24

The Chair called for Resolution No. 40-24, A Resolution endorsing financial assistance from the Maryland Economic Development Assistance Fund to Allied Trading, Inc., doing business as PwrQ; and the Administrative Officer read a portion of the title.

Ethan Hunt, Administration, was accompanied by Amy Gowan, AAEDC, and Lori Klasmeier, Office of Law.

Mr. Hunt explained the background and purpose of the resolution.

The Chair called for the public hearing on Resolution No. 40-24.

The Administrative Officer stated there were no submissions of public testimony received ahead of time for Resolution No. 40-24.

There was no one present who wish to speak and the public hearing was closed.

The Chair called for Resolution No. 40-24, A Resolution endorsing financial assistance from the Maryland Economic Development Assistance Fund to Allied Trading, Inc., doing business as PwrQ; and the Administrative Officer read a portion of the title.

Ms. Rodvien thanked Ms. Gowan for her work.

Resolution No. 40-24 was adopted by the following roll call vote:

Aye – Ms. Rodvien, Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler,
Ms. Pickard

Nay – None

DISCUSSION OF COUNTY EXECUTIVE VETOES

The Chair called for Bill No. 70-24, An Ordinance concerning: Crimes, Civil Offenses, and Fines – Crimes – Miscellaneous Prohibited Act – Second Amendment – For the purpose of defining “recreational vehicle”; prohibiting the use of a recreational vehicle on a highway as a dwelling; allowing sanctions for a violation; and generally relating to crimes, civil offenses, and fines; and the Administrative Officer read a portion of the title.

Ms. Pickard spoke on the County Executive Veto.

Mr. Volke spoke on the bill and the veto.

Mr. Smith asked a clarifying question.

Mr. Volke answered.

Ms. Fiedler spoke on the bill.

On motion by Mr. Volke, seconded by Ms. Fielder, the veto override for Bill No. 70-24 was passed by the following roll call vote:

Aye – Ms. Leadbetter, Mr. Smith, Mr. Volke, Ms. Hummer, Ms. Fiedler, Ms. Pickard

Nay – Ms. Rodvien

The Chair stated that Bill No. 70-24 would go into effect on December 5, 2024.

ADJOURNMENT

There being no further business, on motion of Mr. Volke, seconded by Mr. Smith, the meeting adjourned at 8:12 P.M.

Respectfully submitted,

/s/ Anna Macaulay

By Anna Macaulay

/s/ Kaley Schultze

For Kaley Schultze
Administrative Officer