

O-35-17 Revisions to Development Review
Arnett, Budge Proposed Amendments
10/17/17

Amendment 1:

Page 3, Line 15: Following “meeting summary” insert “to the Planning and Zoning Director”

Page 3, Line 16: Strike “shall also be submitted with the application”

Page 3, Line 16: Following “which” insert “response the Planning and Zoning Director shall include with the application file”

As amended:

ANYONE ATTENDING THE COMMUNITY MEETING MAY SUBMIT A WRITTEN RESPONSE TO THE SUBDIVIDER'S MEETING SUMMARY TO THE PLANNING AND ZONING DIRECTOR, WHICH SHALL ALSO BE SUBMITTED WITH THE APPLICATION RESPONSE THE PLANNING AND ZONING DIRECTOR SHALL INCLUDE WITH THE APPLICATION FILE.

Page 5, Line 44: Following “prospective applicant’s summary” insert “to the Planning and Zoning Director”

Page 5, Lines 44-45: Strike “shall also be submitted with the application”

Page 5, Line 44: Following “which” insert “response the Planning and Zoning Director shall include with the application file”

As amended:

ANYONE ATTENDING THE COMMUNITY MEETING MAY SUBMIT A WRITTEN RESPONSE TO THE PROSPECTIVE APPLICANT'S SUMMARY TO THE PLANNING AND ZONING DIRECTOR, WHICH SHALL ALSO BE SUBMITTED WITH THE APPLICATION RESPONSE THE PLANNING AND ZONING DIRECTOR SHALL INCLUDE WITH THE APPLICATION FILE.

Rationale: Clarify the process for Community Meeting responses. Attendees of the Community Meeting usually won’t see the Meeting Summary until the Planning and Zoning Director has received that document and made it public. (Hyatt Amendment 1)

Amendment 2:

Page 8, Line 1: Following “Property owners” insert “and tenants”

As amended: “b. Property owners AND TENANTS within two hundred feet of each property boundary,”

Rationale: Residents and businesses are impacted by development projects in their vicinity and should receive notice, not just the property owners.

Amendment 3:

Page 1, Line 44: Insert "Section 21.22.120"

Page 11, Line 9: Insert:

"Section 21.22.120 - Appeal.

A. Any appeals of a decision of the Planning and Zoning Director must be made to the Board of Appeals in conformance with the provisions of Chapter 21.30.

B. AN APPEAL FROM A DECISION OF THE PLANNING COMMISSION UNDER THIS CHAPTER SHALL BE MADE TO THE CIRCUIT COURT OF MARYLAND FOR ANNE ARUNDEL COUNTY."

Rationale: Recommended by the Planning Commission to be consistent with Planned Developments and other parts of the Code.

Amendment 4:

Page 13, Line 3: Insert "**SECTION II: AND BE IT FURTHER ESTABLISHED AND ORDAINED BY THE ANNAPOLIS CITY COUNCIL** that any Development Applications submitted prior to the effective date of this ordinance but not yet approved shall be evaluated and approved based on the Title 20 and Title 21 Chapters amended by this ordinance as they existed at the time the application was submitted to Planning and Zoning; and Development Applications submitted after the effective date of this ordinance shall be governed by Title 20 and Title 21 as amended by this ordinance."

Page 13, Line 4: Strike "SECTION II" and insert "SECTION III".

Rationale: The Director of Planning and Zoning intends to grandfather the rules that apply to projects already in the pipeline. To do otherwise would require impacted projects to start over at the pre-application stage and be an undue burden. This amendment makes that practice explicit. This amendment has the same intent as Hyatt Amendment 4.