

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL
2021 Legislative Session

Bill No. CB-40-2021

Chapter No. 26

Proposed and Presented by Council Member Glaros

Introduced by Council Members Glaros, Hawkins, Streeter, Davis, Harrison and Turner

Co-Sponsors _____

Date of Introduction July 6, 2021

ZONING BILL

1 AN ORDINANCE concerning

2 R-80 Zone

3 For the purpose of amending, under certain circumstances, the local land use and development
4 requirements for Health Campus uses in the R-80 (One-Family Detached Residential) Zone of
5 Prince George's County, subject to certain specified requirements.

6 BY repealing and reenacting with amendments:

7 Section 27-441(b),

8 The Zoning Ordinance of Prince George's County, Maryland,

9 being also

10 **SUBTITLE 27. ZONING.**

11 The Prince George's County Code

12 (2019 Edition; 2020 Supplement).

13 SECTION 1. BE IT ENACTED by the County Council of Prince George's County,
14 Maryland, sitting as the District Council for that part of the Maryland-Washington Regional
15 District in Prince George's County, Maryland, that Section 27-441(b) of the Zoning Ordinance of
16 Prince George's County, Maryland, being also Subtitle 27 of the Prince George's County Code,
17 be and the same are hereby repealed and reenacted with the following amendments:

18 **SUBTITLE 27. ZONING.**

19 **PART 5. RESIDENTIAL ZONES.**

20 **DIVISION 3. USES PERMITTED.**

Sec. 27-441. Uses permitted.

(b) TABLE OF USES.

USE	ZONE								
	R-O-S	O-S	R-A	R-E	R-R	R-80	R-55	R-35	R-20
(3) INSTITUTIONAL/EDUCATIONAL:									
* * * * *	*	*	*	*	*	*	*	*	*
Health Campus	X	X	X	X	SE ¹¹⁹	SE ¹⁴³	SE	SE	SE
* * * * *	*	*	*	*	*	*	*	*	*

USE	ZONE							
	R-T	R-30	R-30C	R-18	R-18C	R-10A	R-10	R-H
(3) INSTITUTIONAL/EDUCATIONAL:								
* * * * *	*	*	*	*	*	*	*	*
Health Campus	SE	SE	SE	SE	SE	X	SE	SE
* * * * *	*	*	*	*	*	*	*	*

143 Notwithstanding any other provision of this Subtitle or Code, an amendment to or expansion of a health campus, on property that is the subject of one or more previously approved special exceptions for a health campus, to include uses set forth in Section 27-362 (a)(3) (including parking and loading needs of employees and residents of, and visitors and delivery services to, the site), and including expansion of said uses to any other property in the R-80 Zone that is contiguous to the property boundaries of said previously approved health campus use, shall be permitted by right and does not require special exception approval or an amendment to the previously approved special exception for the health campus, provided:

- (1) The original special exception as to the existing health campus use for the property (which may have been enlarged since the original approval) was approved prior to January 1, 1982;
- (2) The health campus consists of a minimum of twenty-five (25) contiguous acres; and
- (3) The health campus includes buildings that cumulatively total at least 100,000 square feet of gross floor area.

1 SECTION 3. BE IT FURTHER ENACTED that this Ordinance shall take effect on the
2 date of its adoption.

Adopted this 8th day of September, 2021.

COUNTY COUNCIL OF PRINCE GEORGE’S
COUNTY, MARYLAND, SITTING AS THE
DISTRICT COUNCIL FOR THAT PART OF
THE MARYLAND-WASHINGTON REGIONAL
DISTRICT IN PRINCE GEORGE’S COUNTY,
MARYLAND

BY: _____
Calvin S. Hawkins, II
Chair

ATTEST:

Donna J. Brown
Clerk of the Council

KEY:
Underscoring indicates language added to existing law.
[Brackets] indicate language deleted from existing law.
Asterisks *** indicate intervening existing Code provisions that remain unchanged.