

PRO 07 AM 064

THE BOARD OF GARRETT COUNTY COMMISSIONERS
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Board of Commissioners
Gregan T. Crawford
Robert G. Gatto
James M. Raley

County Administrator
R. Lamont Pagenhardt
County Attorney
Gorman E. Getty III

RESOLUTION 2014 - 2

WHEREAS, Article 66B of the Code of Public General Laws of Maryland empowers the County to prepare, enact, amend, and provide for the administration and enforcement of a Zoning Ordinance within its territorial limits; and

WHEREAS, The Garrett County Planning Commission, acting with the advice and assistance of the citizens of the County has caused to be prepared a "Deep Creek Watershed Zoning Ordinance" which The Board of County Commissioners formally adopted and became effective on June 1, 1997; and

WHEREAS, said Zoning Ordinance may be amended from time to time to ensure that the intended standards are relevant to the changing physical and economic environment of Garrett County; and

WHEREAS, The Board of Garrett County Commissioners acting with the advice and assistance of the Planning Commission and citizens of the County has considered certain amendments to the Deep Creek Watershed Zoning Ordinance as proposed by the Garrett County Planning Commission; and

WHEREAS, said Ordinance amendments have been subject to public review and to public hearings pursuant to Article 66B.

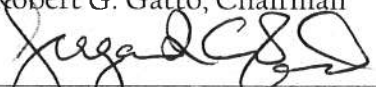
NOW, THEREFORE, BE IT RESOLVED, that the Board of County Commissioners of Garrett County does hereby enact the following text amendments to the Deep Creek Watershed Zoning Ordinance as set forth on Exhibit A of this Resolution. Said Amendments were duly adopted by a two to one vote of the Board of County Commissioners of Garrett County, Maryland this 18th day of February 2014.

BE IT FURTHER RESOLVED that the Garrett County Planning Commission shall cause said amendments to be filed with the Clerk of the Circuit Court of Garrett County.

DULY ADOPTED BY A TWO TO ONE VOTE OF THE BOARD OF COUNTY COMMISSIONERS OF GARRETT COUNTY MARYLAND THIS 18th DAY OF FEBRUARY 2014.



Robert G. Gatto, Chairman

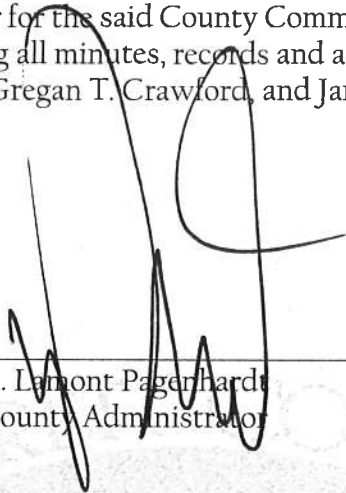


Gregan T. Crawford, Commissioner

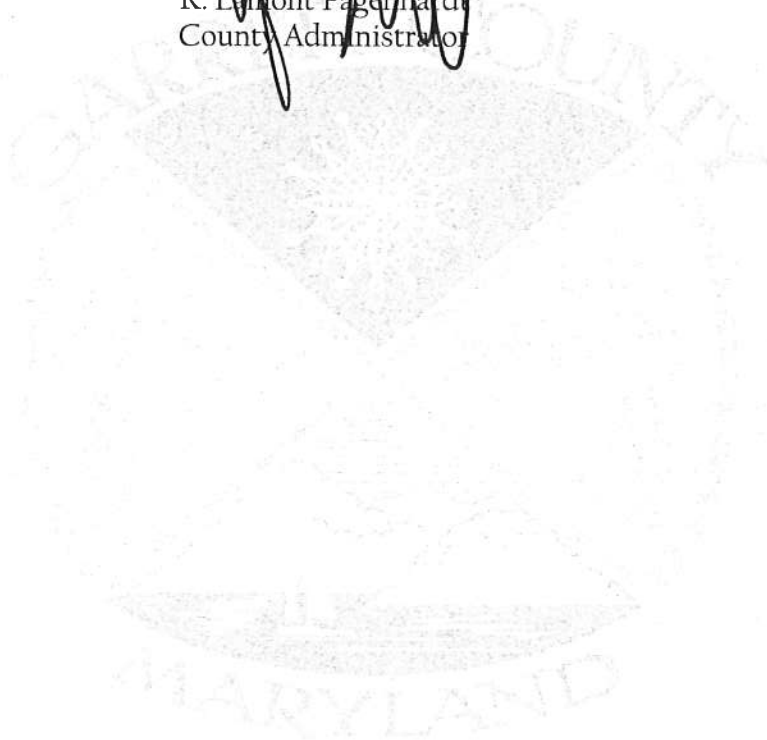
James M. Raley, Commissioner

I certify that the foregoing resolution was duly passed and adopted by the Board of County Commissioners at a regular meeting held February 18, 2014; I further certify that this is the original resolution; that

I am the County Administrator for the said County Commissioners charged with the responsibility of keeping and recording all minutes, records and acts of the said County Commissioners; and I further certify Robert G. Gatto, Gregan T. Crawford, and James M. Raley to be the appropriate officials to sign the said resolution.



R. Lamont Pagenhardt
County Administrator



DEEP CREEK WATERSHED ZONING ORDINANCE AMENDMENTS

Adopted February 18, 2014

1. Amend the Table of Dimensional Requirements for Principal Uses under Section 157.041E.2 to add the C-Commercial district under the column heading "Zoning District" and within the same row and block as the TC-Town Center District.
2. Amend Section 157.041E.3 of the Table of Dimensional Requirements for Principal Uses to alter the types of uses that would qualify for reduced land areas within a shopping center; to properly align the column headings and minimum land area standards; and to strike certain provisions for other zoning districts and land areas to read as follows:

157.041E.3 Retail uses, service businesses and commercial recreational uses that are situated in shopping centers having a minimum land area of 1 acre. Only those retail, service and commercial recreational uses specified under this Article as requiring a minimum land area of 10,000 sq. ft. in the TC and C zoning districts, are subject to the reduced minimum land area per use afforded by this Section.

For the TC and C zoning districts, a minimum of 6,000 sq. ft. would be placed under the column heading "Minimum Total Lot or Land Area Per Use" and a blank space would be placed under the column heading "Minimum Average Lot Area Per Dwelling Unit." Additionally, the provisions for "Any other District" would be stricken from section 157.041E.3.