

County Council Of Howard County, Maryland

2013 Legislative Session

Legislative Day No. 11

Resolution No. 121-2013

Introduced by: The Chairperson at the request of the County Executive
and Calvin Ball

A RESOLUTION adopting alternative standards that must be met in order to receive a Green
Neighborhood Allocation, Building Permit and Use and Occupancy Permit.

Introduced and read first time _____, 2013.

By order _____
Shelia M. Tolliver, Administrator

Read for a second time at a public hearing on _____, 2013.

By order _____
Shelia M. Tolliver, Administrator

This Resolution was read the third time and was Adopted __, Adopted with amendments __, Failed __, Withdrawn __, by the County Council
on _____, 2013.

Certified By _____
Shelia M. Tolliver, Administrator

NOTE: [[text in brackets]] indicates deletions from existing law; TEXT IN ALL CAPITALS indicates additions to existing law; Strike-out
indicates material deleted by amendment; Underlining indicates material added by amendment

1 **WHEREAS**, in accordance with Section 16.1102 of the Howard County Code, the
2 Housing Unit Allocation Chart sets forth the projected number of housing unit allocations
3 available to be granted each year for a ten-year period; and
4

5 **WHEREAS**, on July 30, 2007, the County Council passed Council Bill No. 48-2007 that
6 created a “Green Neighborhood Allocation” in Howard County; and
7

8 **WHEREAS**, on October 1, 2007, the County Council passed Council Resolution No.
9 116-2007 that established a Green Neighborhood Checklist setting forth the standards that must
10 be satisfied for a Green Neighborhood Allocation, a Building Permit and a Use and Occupancy
11 Permit; and
12

13 **WHEREAS**, Council Resolution No. 116-2007 was necessary at that time because the
14 standards for green development for residential neighborhoods and structures had yet to be
15 adopted by the U.S. Green Building Council (“LEED”) or the American National Standards
16 Institute/Home Innovation Research Labs (“NGBS”); and
17

18 **WHEREAS**, the standards for residential neighborhoods and structures have since been
19 established under LEED and NGBS; and
20

21 **WHEREAS**, Howard County Code Section 20.129B provides a property tax credit for
22 certain high performance buildings, including LEED or NGBS certifications; and
23

24 **WHEREAS**, the County Council deems that alternative standards for green residential
25 development under LEED and NGBS to satisfy the Green Neighborhood Allocation in addition
26 to the previously approved Green Neighborhood Checklist would be appropriate and would
27 promote green residential development.
28

29 **NOW, THEREFORE, BE IT RESOLVED** by the County Council of Howard County,
30 Maryland, this ____ day of _____, 2013, that in order to be eligible to receive
31 a Green Neighborhood Allocation and Building Permit, a residential development project shall

1 achieve a minimum of 90 points out of a total of 167 points from the Green Neighborhood Site
2 portion of the Green Neighborhood Checklist and one of the following three alternatives:

- 3 i. A minimum of 46 points out of a total of 84 possible points from the Green
4 Neighborhood Home portion of the Green Neighborhood Checklist, or
- 5 ii. Registration with the U.S. Green Building Council for no less than a Silver
6 certification under the LEED program (including LEED for Homes or LEED for
7 Homes Mid-Rise), or
- 8 iii. Registration with the Home Innovation Research Labs for no less than a Silver
9 certification under the National Green Building Standard (i.e., ICC-700 2012).

10
11 **AND BE IT FURTHER RESOLVED** that in order to be eligible for a subsequent Use
12 and Occupancy Permit, a residential development project that has received a Green
13 Neighborhood Allocation and Building Permit shall achieve one of the following three
14 alternatives:

- 15 i. A minimum of 46 points out of a total of 84 possible points from the Green
16 Neighborhood Home portion of the Green Neighborhood Checklist, or
- 17 ii. Registration and Certification with the US Green Building Council for no less
18 than a Silver certification under the LEED program (including LEED for Homes
19 or LEED for Homes Mid-Rise), or
- 20 iii. Registration and Certification with the Home Improvement Research Labs for no
21 less than a Silver certification under the National Green Building Standard (i.e.,
22 ICC-700 2012).

23
24 **AND BE IT FURTHER RESOLVED** that the Director of the Department of Planning
25 and Zoning and the Director of the Department of Inspections, License and Permits shall, by
26 March 1st of each year, submit to the County Executive and the County Council a report
27 including the number of residential development projects that received Green Neighborhood
28 Allocations, the number of points received on the Green Neighborhoods Checklist or type of
29 certification, and the number of residential development projects overall; summarizing feedback
30 from local engineers; and forwarding recommendations, if any, for improving the Green
31 Neighborhood Allocation process.