

Introduced _____
Public hearing _____
Council action _____
Executive action _____
Effective date _____

County Council of Howard County, Maryland

2017 Legislative Session

Legislative day # 6

BILL NO. 31 – 2017 (ZRA – 171)

Introduced by: The Chairperson at the request of Olenka Stasyshyn

AN ACT amending the Howard County Zoning Regulations Conditional Use section to add a new Instructional School use to the R-20 Zoning District; and generally relating to Instructional Schools.

Introduced and read first time _____, 2017. Ordered posted and hearing scheduled.

By order _____
Jessica Feldmark, Administrator

Having been posted and notice of time & place of hearing & title of Bill having been published according to Charter, the Bill was read for a second time at a public hearing on _____, 2017.

By order _____
Jessica Feldmark, Administrator

This Bill was read the third time on _____, 2017 and Passed ____, Passed with amendments _____, Failed _____.

By order _____
Jessica Feldmark, Administrator

Sealed with the County Seal and presented to the County Executive for approval this ___ day of _____, 2017 at ___ a.m./p.m.

By order _____
Jessica Feldmark, Administrator

Approved/Vetoed by the County Executive _____, 2017

Allan H. Kittleman, County Executive

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

1 **Section 1. Be it enacted** by the County Council of Howard County, Maryland, that the Howard
2 County Zoning Regulations are hereby amended as follows:

3
4 *By Adding*

5
6 *Section 131.0: "Conditional Uses"*

7 *Subsection O. "New Conditional Use Categories"*

8 *Number 3. "School, Instructional"*

9
10
11 **Howard County Zoning Regulations**

12
13 **SECTION 131.0: - Conditional Uses**

14
15 **O. New Conditional Use Categories**

16 Completely new Conditional Use categories established after the effective date of the current
17 Zoning Regulations are listed below along with the zoning districts in which the Conditional
18 Use category is permitted and the specific criteria required for approval.

19
20 **3. SCHOOL, INSTRUCTIONAL**

21 A CONDITIONAL USE MAY BE GRANTED IN THE R-20 DISTRICT FOR SCHOOLS PROVIDING
22 INSTRUCTION IN MUSIC, DANCE, MARTIAL ARTS, YOGA, AND MEDITATION PRACTICE,
23 PROVIDED THAT:

24 A. ~~THE PARCEL ADJOINS A NON-RESIDENTIAL ZONING DISTRICT~~ IS WITHIN 500 FEET OF THE
25 CENTER POINT OF THE INTERSECTION OF TWO ARTERIAL ROADS.

26 ~~B. THE PROPOSED STRUCTURE DOES NOT EXCEED 5,000 SQUARE FEET.~~

27 B. THE STRUCTURE FOR WHICH THE CONDITIONAL USE IS PROPOSED SHALL NOT EXCEED
28 4,000 SQUARE FEET. THIS CONDITIONAL USE MAY ONLY BE GRANTED FOR A DWELLING
29 EXISTING AT THE TIME OF THE APPLICATION FOR THE CONDITIONAL USE.

30 C. PARKING AREAS SHALL BE LOCATED AND LANDSCAPED TO MINIMIZE THEIR VISIBILITY
31 FROM ADJACENT RESIDENTIAL PROPERTIES. ALL PARKING FOR THE INSTRUCTIONAL
32 SCHOOL MUST BE PROVIDED ON-SITE.

1 D. REASONABLE STANDARDS FOR HOURS OF OPERATION SHALL BE PROPOSED BY THE
2 PETITIONER AND ESTABLISHED BY THE HEARING AUTHORITY FOR EACH USE. ALL
3 ACTIVITY RELATED TO THE INSTRUCTIONAL SCHOOL MUST CEASE BY 9:00 PM.

4 E. THE DESIGN OF PROPOSED STRUCTURES OR ADDITIONS TO EXISTING STRUCTURES SHALL
5 BE GENERALLY COMPATIBLE IN SCALE AND CHARACTER WITH RESIDENTIAL ~~AND~~
6 ~~COMMERCIAL~~ PROPERTIES IN THE VICINITY OF THE SITE, AS DEMONSTRATED BY
7 ARCHITECTURAL ELEVATIONS OR RENDERINGS SUBMITTED WITH THE PETITION.

8 F. AT LEAST ONE PERSON INVOLVED IN THE INSTRUCTIONAL SCHOOL OPERATION SHALL
9 RESIDE IN THE STRUCTURE.

10 *Section 2. Be it further enacted by the County Council of Howard County, Maryland, that the*
11 *publisher of the Howard County Zoning Regulations is authorized hereby to amend the*
12 *Conditional Uses and Permissible Zoning Districts chart attached to Section 131 of the*
13 *Zoning Regulations in order to reflect the substantive changes made by this Act.*

14
15 *Section 3. Be it further enacted by the County Council of Howard County, Maryland, that*
16 *this Act shall become effective 61 days after its enactment.*