

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

County Council of Howard County, Maryland

2016 Legislative Session

Legislative day # 4

BILL NO. 22 – 2016 (ZRA – 161)

**Introduced by:
Mary Kay Sigaty, Councilperson
at the request of Timothy Martins**

AN ACT amending the Howard County Zoning Regulations' Kennels and Pet Grooming Establishments conditional use to permit the use on 40,000 square-foot residential lots under specified conditions; and generally relating to Kennels and Pet Grooming Establishments.

Introduced and read first time _____, 2016. Ordered posted and hearing scheduled.

By order _____
Jessica Feldmark, Administrator to the County Council

Having been posted & notice of time & place of hearing and title of Bill having been published according to Charter, the Bill was read for a second time at a public hearing on _____, 2016.

By order _____
Jessica Feldmark, Administrator to the County Council

This Bill was read the third time _____, 2016 and Passed ___, Passed with amendments ___, Failed ___.

By order _____
Jessica Feldmark, Administrator to the County Council

Sealed with the County Seal and presented to the County Executive for approval this _____ day of _____, 2016 at _____ a.m./p.m.

By order _____
Jessica Feldmark, Administrator to the County Council

Approved/vetoed by the County Executive on _____, 2016.

Allan H. Kittleman, County Executive

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

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

3
4 By amending:

5 Section 131.0: “Conditional Uses”

6 Subsection N. 31 “Kennels and Pet Grooming Establishments”

7
8
9 **Howard County Zoning Regulations**

10
11 **SECTION 131.0: CONDITIONAL USES**

12
13 **N. Conditional Uses and Permissible Zoning Districts**

14
15 **31. Kennels and Pet Grooming Establishments**

16 A Conditional Use may be granted in the RC, RR or R-20 Districts for kennels
17 or pet grooming establishments, and in the B-1 District for kennels, provided
18 that:

19 a. For kennels housing or training eleven or more animals at one time, the
20 following requirements shall apply:

21 (1) Minimum lot size5 acres

22 (2) Minimum setback for outdoor training and exercise areas and outside pens
23 and runs from any lot line200 feet

24 (3) Minimum structure setback

25 (a) From public street right-of-way100 feet

26 (b) From any other lot line200 feet

27 (4) The Hearing Authority may reduce the 200 foot setback from lot lines for
28 structures and outdoor training and exercise areas and outside pens or runs
29 to a distance no less than 150 feet if it finds that the setback reduction will
30 not adversely affect neighboring properties due to visual impact, noise,
31 dust, odors or other causes, and that the outdoor training area, pen, run or
32 structure will be located at least 200 feet from existing dwellings on

- 1 different lots. Outside pens and runs and outdoor training and exercise
2 areas for which this setback reduction is approved shall be enclosed by
3 solid fences or walls.
- 4 b. For pet grooming establishments not located completely within a
5 residence, or for kennels housing or training no more than eight animals at
6 any one time, the following requirements shall apply:
- 7 (1) Minimum lot size3 acres
- 8 (2) Minimum setback for outdoor training and exercise areas and outside pens
9 and runs from any lot line150 feet
- 10 (3) Minimum structure setback:
- 11 (a) From public street right-of-way75 feet
- 12 (b) From any other lot line100 feet
- 13 c. For pet grooming establishments in which all business activities take place
14 within a residence, the minimum lot size shall be [[one acre]] 40,000
15 SQUARE-FEET.
- 16 d. All parking areas and outside pens and runs, and as appropriate, all
17 buildings shall be screened by landscaping or other suitable means from
18 adjoining properties and public street rights-of-ways.
- 19 e. Disposal of wastes must be such that odors or other emissions are not
20 perceptible at lot lines;
- 21 f. The lot shall have frontage on and direct access to a collector or arterial
22 road designated in the General Plan.
- 23 g. On an ALPP purchased or dedicated easement property, the following
24 additional criteria are required:
- 25 (1) The use shall not interfere with farming operation or limit future farming
26 production.

1 (2) Any new building or building addition associated with the use,
2 including any outdoor storage and parking area shall count towards
3 the cumulative use cap of 2% of the easement.

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

8
9 **Section 3. And Be It Further Enacted** by the County Council of Howard County, Maryland, that this Act
10 shall become effective 61 days after its enactment.

11
12
13
14
15