

COUNTY ORDINANCE NO. 08-04

A BILL ENTITLED

AN ACT CONCERNING Setbacks from Tidal and Non-Tidal Waters and Wetlands for Principal Residential Structures in the Waterfront Village Center (WVC) Zone in Queen Anne's County;

FOR THE PURPOSE of modifying the residential development bulk standards with respect to tidal and non-tidal waters and wetlands for principal residential structures in the Waterfront Village Center (WVC) and requiring that any such principal residential structure located less than 100 feet from tidal waters or wetlands meet the provisions and criteria of ' 14:1-53 of the Code of Public Local Laws of Queen Anne's County;

BY AMENDING Section 18:1-26 E. (2) of the Code of Public Local Laws.

SECTION I

BE IT ENACTED BY THE COUNTY COMMISSIONERS OF QUEEN ANNE'S COUNTY, MARYLAND that Section 18:1-26 E. (2) of the Code of Public Local Laws be amended to read as follows:

ARTICLE V District Standards

§ 18:1-26. Waterfront Village Center (WVC) District.

...

E. Residential development standards.

...

(2) Bulk standards.

(a) No principal residential structure may be located less than 100 feet from any tidal waters or wetland or less than 25 feet from any nontidal waters or wetland unless it meets the provisions and criteria of ' 14:1-53 of the County Code. [Amended 9-7-2004 by Ord. No. 04-16]

SECTION II

BE IT FURTHER ENACTED that this Act shall take effect on the forty-sixth (46th) day following its enactment.

INTRODUCED BY: Commissioner Wargotz

DATE: April 22, 2008

PUBLIC HEARING HELD: May 13, 2008 @ 6:45 p.m.

VOTE: 5 Yea 0 Nay

DATE OF ADOPTION: May 13, 2008

EFFECTIVE DATE: June 28, 2008

FISCAL IMPACT NOTE

Legislation No: 0-08-04 **Hearing Date:** 5-13-08
Date Introduced: 4-22-08 **Note Date:** 5-13-08

Legislation Title: Setbacks from Tidal and Non-Tidal Waters and Wetlands

Description:

The purpose of this legislation is to modify the residential development bulk standards with respect to tidal and non-tidal waters.

Analysis of Fiscal Impact:

This legislation produces no significant fiscal impact, as it simply specifies in more detail conditions necessary for locating a principal primary residence less than 100 feet away from any tidal waters or wetland.