

**COUNTY ORDINANCE NO. 07-05**

**A BILL ENTITLED**

**AN ACT CONCERNING Neighborhood Conservation (NC) Districts;**

**FOR THE PURPOSE of deleting “character” as one of the attributes of existing residential neighborhoods intended to be preserved by Neighborhood Conservation (NC) Districts; excepting planned residential development from the average lot sizes set forth with respect to NC-8, NC-15 and NC-20 Districts;**

**BY AMENDING Section 18:1-19 A. (1) of the Code of Public Local Laws of Queen Anne’s County, Maryland.**

**SECTION I**

**BE IT ENACTED BY THE COUNTY COMMISSIONERS OF QUEEN ANNE’S COUNTY, MARYLAND that Section 18:1-19 A. (1) of the Code of Public Local Laws be amended to read as set forth below:**

***ARTICLE V***  
***District Standards***

*§18:1-19. Neighborhood Conservation (NC) District.*  
*A. Purpose.*

*(1) There are several varieties of NC Districts. The NC Districts are intended to preserve the ~~character~~, density, and scale of existing residential neighborhoods. The NC Districts allow existing neighborhoods to conform to this Chapter 18:1, and they allow for in-fill development to be compatible with the surrounding area. NC Districts are designated for existing residential developments as follows:*

- (a) NC-1: one-acre average lot size;*
- (b) NC-2: two-acre average lot size;*
- (c) NC-5: five-acre average lot size;*
- (d) NC-8: eight-thousand-square-foot average lot size, unless planned residential development;*
- (e) NC-15: fifteen-thousand-square-foot average lot size, unless planned residential development; and*
- (f) NC-20: twenty-thousand-square-foot average lot size, unless planned residential development.*

**SECTION II**

**BE IT FURTHER ENACTED that this Ordinance shall take effect on the forty-sixth (46<sup>th</sup>) day following its enactment.**

**CITIZEN SPONSORED**

**INTRODUCED BY: Commissioner Wargotz on behalf of the Board of County Commissioners**

**DATE INTRODUCED: May 8, 2007**

**PUBLIC HEARING HELD: May 29, 2007 @ 6:45 p.m.**

**VOTE: 0 YEA 5 NAY**

**DATE OF ADOPTION: Failed**

FISCAL IMPACT NOTE

**Legislation No:** O-07-05                      **Hearing Date:** 5-29-07  
**Date Introduced:** 5-8-07                      **Note Date:** 5-23-07

**Legislation Title:** Neighborhood Conservation Districts

**Description:**

The purpose of this legislation is to delete "character" as one of the attributes of existing residential neighborhoods intended to be preserved by Neighborhood Conservation Districts.

**Analysis of Fiscal Impact:**

This legislation produces no significant fiscal impact as it simply clarifies certain provisions in the Code.