

COUNTY ORDINANCE NO. 04-22

A BILL ENTITLED

AN ACT CONCERNING the Inclusion of Guest Residence in the Provisions Relating to Accessory Apartments under Title 18 of the Code of Public Local Laws of Queen Anne's County (1996 Ed.) ("the Code");

FOR THE PURPOSE of including accessory guest residence in the provisions relating to accessory apartments allowed as an accessory residential use under the Queen Anne's County Zoning Ordinance, Title 18 of the Code;

BY AMENDING Section 18-1-48 of the Code.

SECTION I

BE IT ENACTED BY THE COUNTY COMMISSIONERS OF QUEEN ANNE'S COUNTY, MARYLAND that Section 18-1-48 of Title 18 of the Code be repealed and reenacted to read as follows:

*§18-1-48 Accessory Apartments.*

One (1) accessory guest residence/apartment is allowed as an accessory residential use per single-family lot, and shall not be included when calculating total allowable number of units, provided that:

- (1) It is located within the principal dwelling structure or within an approved residential accessory structure;
- (2) It does not exceed 1,500 square feet in total floor area,
- (3) Where not on public sewer, is approved by the Queen Anne's County Health Department; and
- (4) The owner of the principal dwelling unit must reside on the property.

SECTION II

BE IT FURTHER ENACTED that this Ordinance shall be effective on the forty-sixth day following its passage.

INTRODUCED BY: Gene Ransom

DATE: June 15, 2004

PUBLIC HEARING HELD: August 17, 2004

VOTE: 5 Yea 0 Nay

DATE OF ADOPTION: September 7, 2004