

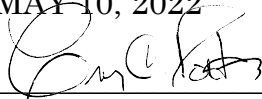
COUNTY COMMISSIONERS OF CAROLINE COUNTY, MARYLAND

LEGISLATIVE BILL #2022-003

INTRODUCED BY: COMMISSIONERS PORTER, FRANKLIN, AND
LEVENGOOD

INTRODUCED ON: MAY 10, 2022

ATTEST:



LARRY C. PORTER, PRESIDENT

PUBLIC HEARING: MAY 17, 2022, BEGINNING AT 9:15 AM
COURTHOUSE, 109 MARKET STREET, ROOM 106,
DENTON, MARYLAND

THIRD READING: JUNE 21, 2022

ENACTED: JUNE 21, 2022

EFFECTIVE: AUGUST 5, 2022

Chapter 175 – Zoning Map 61– Repeal and Reenactment

AN Act to repeal official Zoning Map 61 of Caroline County and reenact the same with an amendment changing the Zoning District on a portion of Tax Map 61, Grid 3, Parcel 12, consisting of 6.90 acres of land, more or less (the “Property”), from C-2, General Commercial District, to the I-2, Light Industrial District.

WHEREAS, the County Commissioners of Caroline County, Maryland (the "County Commissioners") are authorized under Article XI-F of the Maryland Constitution and § 9-308 of the Local Government Article of the Annotated Code of Maryland (the “Local Government Article”) to adopt public local laws in general;

WHEREAS, the County Commissioners are specifically authorized by § 4-204 of the Land Use Article of the Annotated Code of Maryland (the “Land Use Article”) to amend or repeal zoning regulations and boundaries, after a public hearing;

WHEREAS, the County Commissioners have determined this Bill is necessary and appropriate to protect and improve the general health, safety, and welfare of the County and its residents; and

WHEREAS, this Bill may also be known by its short title “Chapter 175 – Zoning Map 61 – Repeal and Reenactment.”

NOW, THEREFORE, BE IT ENACTED BY THE COUNTY COMMISSIONERS OF CAROLINE COUNTY, MARYLAND, that:

SECTION 1. The Recitals to this Bill are incorporated herein and deemed a substantive part of this Bill.

SECTION 2. The County Commissioners hereby adopt the Findings of Fact in accordance with Code §175-200 C., which Findings of Fact are attached hereto as Exhibit “A” and incorporated herein by reference.

SECTION 3. The County Commissioners hereby determine that rezoning the Property as requested in the Owner’s application is appropriate because there was a mistake in the existing zoning classification as set forth in Code §175-198 G.

SECTION 4. The County Commissioners hereby approve the Owner’s application to rezone the Property and amend the *Official Zoning Maps of Caroline County* to reclassify and remap a portion of the Tax Map 61, Grid 3, Parcel 12, consisting of 6.90 acres of land, more or less, from C-2, General Commercial District zoning district, to the I-2, Light Industrial District zoning district, as shown on drawings prepared by the Caroline County Department of Public Works, titled “Caroline County Planning and Codes: Rezoning Worksheet on the Lands of Marshy Hope Properties, LLC”, dated June 21, 2022, and attached hereto as Exhibit “B” and incorporated by reference herein.

SECTION 5. The provisions of this Bill are declared to be severable. If any section, subsection, sentence, clause, phrase, or portion of this Bill is for any reason held invalid or unconstitutional by any court of competent jurisdiction, the same shall be deemed separate, distinct, and independent from, and such holding shall not affect the validity of, the remaining portions of this Bill, it being the intent of the County that this Bill shall stand, notwithstanding the invalidity of any section, subsection, sentence, clause, phrase, or portion hereof.

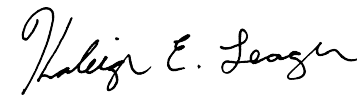
SECTION 6. The Publishers of the Code of Public Local Laws of Caroline County, Maryland (the “Code”), the Caroline County Office of Law, or the Caroline County Department of Planning and Codes, in consultation with and subject to the approval of the County Administrator, shall be authorized to make non-substantive corrections to codification, style, capitalization, punctuation, grammar, spelling, organization, and any internal or external reference or citation to the Code that is incorrect or obsolete, with no further action required by the County Commissioners. All such corrections shall be adequately referenced and described in an editor's note following the section affected.

SECTION 7. The title and summary of this Bill shall be published in at least one newspaper of general circulation in Caroline County three times, at weekly intervals, and within the 4-week period after passage of the Bill, in accordance with § 9-311(i) of the Local Government Article of the Annotated Code of Maryland. The title of this Bill, or a condensed version thereof, shall be deemed to be, and is, a fair summary of this Bill for publication and all other purposes. The title is not a substantive part of this Bill. If the Bill is amended, the title may be administratively revised to conform to the content of the Bill as finally enacted.


SECTION 8. This Bill shall take effect on August 5, 2022.

Enacted this 21st day of June, 2022.

ATTEST:




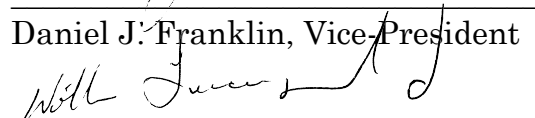
Kaleigh Leager, Executive Assistant

**COUNTY COMMISSIONERS OF
CAROLINE COUNTY, MARYLAND**


Larry C. Porter, President


(SEAL)



Daniel J. Franklin, Vice-President


Wilbur Levensgood, Jr., Commissioner

**APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:**



Stewart Barroll
County Attorney