

**Caroline County
Board of Supervisors Agenda
Executive Summary**

Meeting Date: **March 9, 2021**

Title: **Consent -Consideration of Text Amendments to the
Zoning Ordinance and Subdivision Ordinance**

(Check Mark)

<input checked="" type="checkbox"/> Consent	<input type="checkbox"/> Closed Meeting
<input checked="" type="checkbox"/> Action	<input type="checkbox"/> Public Hearing
<input type="checkbox"/> No Action (Information Only)	<input type="checkbox"/> Ordinance
<input type="checkbox"/> Resolution	<input type="checkbox"/> PowerPoint Presentation

Summary: Staff is requesting the Board refer the attached amendments to the Planning Commission for consideration and recommendation to the Board.

The first amendment modifies the definition of Subdivision as found in the Subdivision Ordinance so that property acquired or created by the Board of Supervisors does not constitute a subdivision with regard to future division of the property.

The second amendment exempts public facilities or utilities of Caroline County from the lot size and other requirements as found in Article XII, Section 2 of the Zoning Ordinance.

Budget Impact: None

Action(s) requested of the Board of Supervisors: If appropriate refer this request to the Planning Commission for consideration and recommendations to the Board.

Proposed Amendment to Section 2 Definitions of the Caroline County Subdivision Ordinance

SUBDIVISION: A division, subdivision, or re-subdivision of a lot, tract, or parcel of land situated wholly or partly within the boundaries of the County into two (2) or more lots, tracts or parcels of land for the purpose, whether immediate or at some future time, of the transfer of ownership of any of these, or for the purpose of the erection of a building or other structure on any one of them. *Any lot, tract, or parcel of land created and acquired by the Board of Supervisors whether through condemnation or purchase agreement with the underlying property owner shall not constitute a subdivision for purposes of this ordinance.*

Proposed Amendment to Article XII (Lot Area and Other Dimensional Requirements within Districts), Section 2 (Exemptions and Reductions) of the Caroline County Zoning Ordinance

Section 2 - Exemptions and Reductions

Public facilities and public utilities *of the governing body*, as defined in Article II, may *shall* be exempted from ~~or have~~ the requirements of Article XII, Section 1. ~~above modified subject to Special Exception approval in accordance with Article XVII, Sections 6–11 of the Caroline County Zoning Ordinance.~~