

Zoning Text Amendment No: 06-12
Concerning: Corner lot setbacks for
MPDU development
Draft No. & Date: 1 – 4/20/06
Introduced: 4/25/06
Public Hearing:6/13/06
Adopted:
Effective:
Ordinance No:

COUNTY COUNCIL FOR MONTGOMERY COUNTY, MARYLAND
SITTING AS THE DISTRICT COUNCIL FOR THAT PORTION OF
THE MARYLAND-WASHINGTON REGIONAL DISTRICT WITHIN
MONTGOMERY COUNTY, MARYLAND

By: Councilmember Floreen

AN AMENDMENT to the Montgomery County Zoning Ordinance for the purpose of:

- clarifying the minimum setback from the street for a corner lot under the MPDU optional development standards.

By amending the following section of the Montgomery County Zoning Ordinance, Chapter 59 of the Montgomery County Code:

DIVISION 59-C-1
Section 59-C-1.623

"RESIDENTIAL ZONES"
"Setbacks from street (in feet)

EXPLANATION: ***Boldface** indicates a heading or a defined term.*
Underlining indicates text that is added to existing laws by the original text amendment.
[Single boldface brackets] indicate text that is deleted from existing law by the original text amendment.
Double underlining indicates text that is added to the text amendment by amendment.
[[Double boldface brackets]] indicate text that is deleted from the text amendment by amendment.
**** indicates existing law unaffected by the text amendment.*

ORDINANCE

The County Council for Montgomery County, Maryland, sitting as the District Council for that portion of the Maryland-Washington Regional District in Montgomery County, Maryland, approves the following ordinance:

1 **Sec. 1. DIVISION 59-C-1 is amended as follows:**

2 **DIVISION 59-C-1. RESIDENTIAL ZONES, ONE FAMILY**

3 * * *

4 **59-C-1.62. Development Standards**

5 * * *

6 **59-C-1.623 Setbacks from street (in feet)**

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	RE-2C ⁸	RE-1 ⁸	R-200	R-150	R-90	R-60	R-40
...							
59-C-1.623. Setbacks from street (in feet).							
No detached dwelling must be nearer to any public street than:	35	35	25 ⁷	25 ⁷	25 ⁷	20	20
<u>In the case of a corner lot, if the adjoining lot on one of the streets either does not front on that street or is in a nonresidential zone, the setback from that street line must be at least:</u>	<u>20</u>	<u>20</u>	<u>15</u>	<u>15</u>	<u>15</u>	<u>15</u>	<u>15</u>

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9 **Sec. 3. Effective Date.** This ordinance becomes effective immediately upon Council

10 adoption.

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14 This is a correct copy of Council action.

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17 Linda M. Lauer, Clerk of the Council

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