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CIR CT GARRETT CO, MD
2025 SEP 5 PM 3:32

TOWN OF MOUNTAIN LAKE PARK

ORDINANCE NO. 2024-02

ZONING ORDINANCE AMENDMENT FOR TABLE OF USE

AN ORDINANCE OF THE MAYOR AND TOWN COUNCIL OF MOUNTAIN LAKE PARK AMENDING THE ZONING ORDINANCE TO RESCIND CERTAIN PROVISIONS OF THE CURRENT RETAIL, COMMERCIAL, AND INDUSTRIAL SERVICE USES PROVISION AND ADOPT AMENDED PROVISIONS IN THEIR STEAD.

WHEREAS, the Mayor and Town Council of Mountain Lake Park is authorized by the Maryland Local Government Annotated Code Title 5, Subtitle 2, or its successor, and by the Mountain Lake Park Town Charter to enact ordinances to protect the health, safety and welfare of residents of and visitors to Mountain Lake Park, and

WHEREAS, on May 2, 2024, the Mayor and Town Council of Mountain Lake Park adopted a zoning ordinance regulating accessory and miscellaneous uses, and

WHEREAS, the Mayor and Town Council of Mountain Lake Park has decided to modify Section 405 Table of Use Regulations - Retail, Commercial, and Industrial Services Uses, (32 and 35), amending the permit requirement as follows subject to certain standards, permitting in certain zoning classifications as listed below.

WHEREAS Section 405, Paragraph 32 and 35 of the May 2, 2024 Zoning Ordinance states:

405 Table of Use Regulations

<u>MISCELLANEOUS AND ACCESSORY USES</u>	<u>PD</u>	<u>TR</u>	<u>SR</u>	<u>C</u>	<u>AR</u>	<u>R</u>	<u>SW</u>
(32) Retail shop and store	N	N	N	P	N	P	N

<u>MISCELLANEOUS AND ACCESSORY USES</u>	<u>PD</u>	<u>TR</u>	<u>SR</u>	<u>C</u>	<u>AR</u>	<u>R</u>	<u>SW</u>
(35) Eating place for food and beverage shall be located on and have direct access to an arterial road as designated in the MLP Comprehensive Dev. Plan	N	N	N	P	N	P	N

BE IT ORDAINED AND RESOLVED, Section 405, Paragraph 32 and 35 of the Zoning Ordinance is rescinded and replaced by the following:

405 Table of Use Regulations

<u>MISCELLANEOUS AND ACCESSORY USES</u>	<u>PD</u>	<u>TR</u>	<u>SR</u>	<u>C</u>	<u>AR</u>	<u>R</u>	<u>SW</u>
(32) Retail shop and store	SE	SE	N	P	N	P	N

<u>MISCELLANEOUS AND ACCESSORY USES</u>	<u>PD</u>	<u>TR</u>	<u>SR</u>	<u>C</u>	<u>AR</u>	<u>R</u>	<u>SW</u>
(35) Eating place for food and beverage shall be located on and have direct access to an arterial road as designated in the MLP Comprehensive Dev. Plan	SE	SE	N	P	N	P	N

BE IT FURTHER RESOLVED, this ordinance amendment shall be duly advertised in accordance with the Policy for the Adoption of Ordinances by the Mayor and Town Council of

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Mountain Lake Park. A public hearing on this zoning ordinance amendment shall be held on the 2nd day of May 2024, at 6:00 P. M. at the Town Hall located at 1007 Allegheny Drive, Mountain Lake Park, Maryland 21550.

INTRODUCED this 4th day of April 2024.

SECOND READING AND ADOPTION this 2nd day of May 2024.

AND BE IT FURTHER ORDAINED AND RESOLVED, this Ordinance shall be effective May month 12 day, 2024.

THIS ORDINANCE AMENDMENT IS SUBJECT TO REFERENDUM AS OUTLINED IN THE MARYLAND LOCAL GOVERNMENT ANNOTATED CODE TITLE 4, SUBTITLE 3, OR ITS SUCCESSOR.

ATTEST:



Clerk Treasurer


APPROVED:



Mayor



Councilmember



Councilmember



Councilmember



Councilmember

Councilmember