

Ordinance No. 812-23

An Ordinance Amending to Articles XV & XVI of the Development Regulations
in Chapter 165 of the Bel Air Town Code

WHEREAS, the Board of Town Commissioners is required, under the Land Use Article of the Annotated Code of Maryland, to maintain consistency between the Development Regulations and the Town of Bel Air Comprehensive Plan; and

WHEREAS, The Land Use Article of the Annotated Code of Maryland provides the authority for the Board of Town Commissioners to adopt planning and zoning controls based on recommendation from the Planning Commission; and

WHEREAS, The Town of Bel Air has recently completed an update of the Comprehensive Plan in 2022 and the Planning Commission the Board of Town Commissioners wish to update the Development Regulations to be in harmony with the guidelines set forth in the Comprehensive Plan; and

WHEREAS, the Planning Commission has reviewed and recommended approval of the proposed amendments on May 4, 2023, to revise Articles XV & XVI as part of a comprehensive review of Chapter 165 with corresponding changes to other articles to be done at a later date; and

WHEREAS, the major changes to Articles XV & XVI are to adjust temporary sign regulations, expand shopping center sign requirements, limit temporary commercial signs, clarify signs for institutional uses, relax sandwich board sign limits, remove reference to election signs, isolate review responsibility for traffic impact, and remove the limits on storm water facilities in the front yard; and

NOW, THEREFORE, BE IT ORDAINED by the Board of Town Commissioners that amendments to the Town of Bel Air Development Regulations, Chapter 165, Ordinance No. 812-23, attached hereto and incorporated herein as Exhibit A – Signs, & Exhibit B – Subdivision of Land is hereby adopted.

BE IT FURTHER ORDAINED that this Ordinance shall become effective on the _____ day of _____, 2023.

INTRODUCTION:

PUBLIC HEARING:

ENACTMENT:

EFFECTIVE:

AYES:

NAYS:

ABSENT:

Kevin Bianca, Chair
Board of Town Commissioners

Michael L. Krantz, Town Clerk