

ally and elect a chairman and a vice-chairman. They shall act by resolution in which two members must concur. The compensation of members shall be fixed by the respective Boards of County Commissioners of said two counties and said County Commissioners may provide said boards of zoning appeals with such executive and clerical assistance as may be deemed necessary. The respective boards of County Commissioners are hereby authorized to levy annually on all the assessable property within that portion of the District within their Counties an amount sufficient to pay the compensation and expenses of the boards of zoning appeals and their necessary executive and clerical assistance. The boards of zoning appeals shall adopt, from time to time, such rules and regulations as they may deem necessary to carry into effect the provisions of the regulations enacted by the respective District Councils and all their resolutions, orders and decisions shall be in accordance therewith.

1927, ch. 448, sec. 25. 1929, ch. 286, sec. 25.

609. No building or other structure shall be erected in the District without the issuance of a building permit and no such permit shall be given except in conformity with the zoning ordinances enacted by the respective District Councils. Before construction shall begin all building permits shall be approved as to zoning requirements by this Commission. The beginning of any construction whatsoever of a building or other structure within the District without securing the approval of the building permit by this Commission as herein provided, is hereby declared a misdemeanor and punishable as other misdemeanors are punishable under Section 602 of this subtitle. In any part of the District in which there does not now exist provision of law or ordinance designating an administrative official by whom building permits are to be issued, the District Councils shall designate such official.

1927, ch. 448, sec. 26.

610. The boards of zoning appeals shall within ten days after the filing thereof determine appeals from any refusal of a building permit where such refusal is for non-compliance with the provisions of the zoning regulations enacted by the District Council.

1927, ch. 448, sec. 27.

611. In passing upon appeals, the boards of zoning appeals shall have full powers (a) to permit a non-conforming use as an incidental accessory to a conforming principal use on the same lot, subject to such conditions as will safeguard the health morals safety or welfare; (b) where the strict application of any provision of the zoning regulations as to height and area of buildings and other structures would result in undue hardship upon the owner of specific property, or where there is reasonable doubt as to any provision of said regulations or the maps as applied to such property, to modify such strict application or to interpret the meaning of said regulations so as to relieve such hardship.