

material to show the grounds of the decision appealed from and shall be verified.

(4) If, upon the hearing, it shall appear to the court that testimony is necessary for the proper disposition of the matter, it may take evidence or appoint a commissioner to take evidence as it may direct and report the same to the court with his findings of fact and conclusions of law, which shall constitute a part of the proceedings upon which the determination of the court shall be made.

(5) The court shall have jurisdiction to affirm, modify, or set aside the decision brought up for review, in whole or in part, and if need be, to order further proceedings by the Board of Appeals.

(6) All such petitions shall be filed in the name of the person requesting the appeal as plaintiff against the political subdivision as defendant and it shall not be necessary to join the Board of Appeals as a party defendant.

(7) All issues in any proceeding under this section shall have preference over all other civil actions and proceedings.

(8) An appeal may be taken to the Court of Appeals of Maryland from any decision of said court of record reviewing the decision of the Board of Appeals.

(g) (Enforcement and Remedies.) Every political subdivision, by appropriate action of its legislative body, may provide for the enforcement of the provisions of this sub-title and of any ordinance or other legislation or rule or regulation passed or made thereunder. A violation of the provisions of this sub-title or of any such ordinance or other legislation, rule or regulation is hereby declared to be a misdemeanor and such local legislative body may provide for the punishment thereof by fine or imprisonment, or both. In addition to all other remedies, every political subdivision, or the proper agency thereof, may institute or cause to be instituted at any time any and all legal, equitable or criminal actions or proceedings of every kind or character which may be necessary or proper to enforce the provisions of this sub-title and any and all ordinances or other legislation or rules or regulations passed or adopted pursuant to the power and authority granted by the provisions of this sub-title.

(h) (Acquisition of Air Rights.) In any case in which:
(a) a non-conforming use, structure or tree is an airport hazard and it is necessary or desirable to remove, lower or otherwise terminate it; or (b) the aerial approaches to an airport cannot be made safe or maintained in that condition