

78.

(a) Authorized; procedure. Each District Council may from time to time amend its regulations or any regulation, including the maps or any map. No such amendment shall be passed until it first be submitted, *at least 35 days prior to the hearing required by subsection (b)* (C) hereof, to the Commission for approval, disapproval or suggestions; [and the Commission shall have been allowed a reasonable time, not less than six (6) months, for consideration and report.] *the Commission's recommendations shall be submitted to the District Council at least five (5) days prior to the public hearing held by said District Council on said amendment; if the Commission shall fail to submit its recommendation within the aforementioned time, it and its staff shall be deemed to have approved such amendment.* With the Commission's resolution transmitting its recommendations with respect to applications for zoning amendments under this section, there shall be transmitted a copy of the report of the Commission's technical staff thereon. Similarly, in the original zoning regulations enacted by the District Councils, there shall be no change in or departure from the plan submitted by the Commission until and unless the change or departure shall first be submitted to the Commission for its approval, disapproval or suggestions; and the Commission shall have been allowed a reasonable time, ~~not less than six (6) months,~~ **NOT LESS MORE THAN THREE (3) MONTHS,** for consideration and report.

(B) PRINCE GEORGE'S COUNTY PLANNING BOARD PROCEDURE ON ZONING MAP AMENDMENTS. BEFORE ANY MAP AMENDMENT SHALL BE PASSED IN PRINCE GEORGE'S COUNTY, IT SHALL FIRST BE SUBMITTED TO THE PRINCE GEORGE'S COUNTY PLANNING BOARD FOR APPROVAL, DISAPPROVAL OR SUGGESTIONS; AND THE SAID PLANNING BOARD SHALL HAVE BEEN ALLOWED A REASONABLE TIME, NOT LESS THAN THREE (3) MONTHS, FOR CONSIDERATION AND REPORT. PRIOR TO THE PLANNING BOARD'S ACTION ON THE PROPOSED AMENDMENT, IT SHALL RECEIVE A REPORT FROM ITS TECHNICAL STAFF WHICH SHALL ALSO BE SUBMITTED TO THE APPLICANT AND/OR HIS ATTORNEY OR AGENT AND ANY PERSON, WHO, IN WRITING, HAS REQUESTED A COPY OF SAID STAFF REPORT, PRIOR TO SUBMISSION OF SAME TO THE PLANNING BOARD. THE PLANNING BOARD SHALL NOT TAKE ACTION ON THE SAID AMENDMENT UNTIL AT LEAST FIFTEEN (15) DAYS AFTER TRANSMITTAL RECEIPT OF THE TECHNICAL STAFF REPORT TO THE PARTIES IN INTEREST, PROVIDED THAT IF, PORT. PROVIDED THAT IF, WITHIN THE SAID PERIOD THE PLANNING BOARD SHALL HAVE RECEIVED FROM ANY OF THE PARTIES IN INTEREST THE APPLICANT A WRITTEN REQUEST FOR HEARING, AN OPPORTUNITY TO EXPLAIN THE APPLICATION, THE SAME SHALL BE GRANTED PRIOR TO PLANNING BOARD ACTION ON THE AMENDMENT. AT LEAST FIFTEEN (15) DAYS' NOTICE BY MAIL OF THE TIME AND PLACE OF HEARING SHALL BE GIVEN TO THE PERSON OR PERSONS, REQUESTING THE SAME, AND THE SAID NOTICE ALSO SHALL BE SENT TO ALL PERSONS TO WHOM TECHNICAL STAFF REPORTS HAVE BEEN SENT INITIALLY. IN ITS NOTICE OF HEARING, THE