

Arundel County Code (1967 Edition and Supplements), Title 13, "Planning and Zoning", Subtitle 3, "Zoning", to be under the new Article XII, "Site Plan Review", to follow immediately after Section 13-330.3 thereof (as enacted by Bill No. 55-70) and to read as follows:

Article XII - Site Plan Review

Section 13-370—In General

(a) For development in Deferred Development Districts, Open Space Districts, Town Centers and Industrial Park Districts, a site plan shall be submitted to the Office of Planning and Zoning for its approval; site plans for uses permitted as special exceptions shall be submitted to the Office of Planning and Zoning for its recommendation to the Zoning Hearing Officer. Rezoning may be granted, building permits may be issued and buildings or uses may be permitted only in conformance with the site plan as finally approved. All site layouts and overall appearances of buildings in the proposed development shall harmonize with existing or permitted development of contiguous land and of adjacent neighborhoods, and shall have no material adverse effect upon the desirability of such neighborhoods for the residential or commercial uses contemplated by the comprehensive zoning plan.

(b) Site plan approval shall be required for the following:

- (1) All development in Deferred Development Districts.
- (2) All development in Open Space Districts.
- (3) All development in Town Center Districts.
- (4) All development in Industrial Park Districts.
- (5) All uses permitted as special exceptions.

(c) Proposed sites may be used only in accordance with the approved site plan; deviations therefrom shall rescind such approval. Continued conformance with said approved site plan shall be a prerequisite for the issuance of any Certificate of Use.

Section 13-370.1—Required Information

Every site plan shall include the following:

(1) An area map at a scale of six hundred feet (600') to one inch (1"). Such map shall show all properties within five hundred feet (500') of the applicant's property, their uses, subdivisions, streets and easements.

(2) A map of the entire site, at a scale of not less than two hundred feet (200') to one inch (1") with the topography of the property noted at five (5) foot contour intervals (unless otherwise specified by the Office of Planning and Zoning) showing:

- (a) Existing and proposed regraded surface of the land.
 - (b) Location of natural features (such as streams, swamps, rock out-crops, and trees measuring six (6) or more inches in diameter and four feet (4') above ground level to be retained.
 - (c) Floodplain.
 - (d) Slopes of fifteen percent (15%) or more.
- (3) A detailed site plan showing: