

7-109.

In the preparation and making of the plan and in the exercise of the zoning, planning, subdivision control, and other powers granted to it in this title, the Commission may act in conjunction and cooperation with the National Capital Planning Commission, created by act of Congress approved April 30, 1926, as amended. The Commission is designated as the representative of the State of Maryland, and for these purposes the Commission may enter into commitments and agreements with the National Capital Planning Commission as may in the discretion of the Commission seem necessary. The Commission further may act in conjunction and cooperation with other representatives or officers of the United States government or of the District of Columbia or of the [States] STATE of Maryland, including the Maryland State Planning Commission and the Washington Suburban Sanitary Commission, or of the State of Virginia or of Montgomery or Prince George's counties or of any district, municipality, or other local or district subdivision within these counties or within these states.

7-118.

If the owner or agent of the owner of any land located within a subdivision, transfers or sells any land by reference to or exhibition of or by other use of a plat of a subdivision, before the plat has been approved by the Commission and recorded or filed in the office of the clerk of the circuit court of the county in which the property is located, he shall forfeit and pay to the district council a penalty of \$100 for each lot or parcel so transferred or sold. The description of the lot or parcel by metes and bounds in the instrument of transfer or other document used in the process of selling or transferring does not exempt the transaction from these penalties or from the remedies herein provided. The district council may enjoin the transfer or sale or agreement by action for injunction brought in any court of equity jurisdiction or may recover the penalty by a civil action in any court [or] OF competent jurisdiction.

8-104.

(a) After duly advertised public hearing each district council from time to time may amend its regulations or any regulation, including the maps or any map, in accordance with procedures established in the respective zoning ordinances. The procedures and ordinances may include, but not be limited to: (1) procedures limiting the times during which amendments may be adopted; (2) provisions for hearings and preliminary determinations by an examiner, board or other agency; (3) procedures for quorums, number of votes required to enact amendments and variations or increases therein based upon such factors as master plans, recommendations of the hearing examiner, planning board, municipality, or other