

resolution. The district council may adopt ordinances and regulations necessary to provide adequate notice, public hearings, and enforcement procedures for the implementation of this section.

8-105.

(a) In Montgomery County, a final action of the district council on any application for a map amendment, within 30 days after the action is taken by the council, may be appealed by any person aggrieved by the action, or by any person, municipality, corporation, or association, whether or not incorporated, which has appeared at the hearing in person, by attorney or in writing to the circuit court for the county which has the power to affirm or reverse the action appealed from, or remand the same to the district council for further consideration for any reason, or dismiss the appeal as now or hereafter provided by law.

(b) Whenever any appeal is taken, a copy thereof shall be served on the district council in the manner provided in Rule [B2 (c)] B2C of the Maryland Rules of Procedure, and the district council shall promptly give notice of the appeal to all parties to the proceeding before it and, within 30 days after the filing of the appeal, shall file with the courts the originals or certified copies of all papers and evidence presented to the council in the proceeding before it, together with a copy of its opinion and resolution deciding the application. Any party to the proceedings in the circuit court aggrieved by the decision of the court may appeal from the decision to the Court of Special Appeals. The review proceedings provided by this section are exclusive.

(c) The action of the district council shall be deemed to be final, unless the council, within 30 days thereafter on its own motion, for any reason, reconsiders its action. The time for appeal herein provided shall be stayed until any reconsideration is determined and concluded.

8-106.

(e) In Prince George's County, any incorporated municipality located in Prince George's County, any person or taxpayer in Prince George's County, AND the applicant who is an aggrieved [party,] PARTY may have judicial review of any final decision of the district council. Proceedings for review shall be instituted by filing a petition in the Circuit Court of Prince George's County within 30 days after service of the final decision of the district council, which may be served upon all persons of record at the district council's hearing. Copies of the petition shall be served on the district council and all other persons of record in the manner provided by the rules of court. The filing of the petition does not stay enforcement of the district council's decision; but the district council may do so, or the reviewing court may order a stay upon terms it deems proper.