

in actual use for farming or trucking purposes, may not be assessed a [front foot] benefit ASSESSMENT CHARGE when the agricultural land has constructed through it or in front of it a sewer or water main, until the time a water or sewer connection is made. When so made and for every connection, the land shall become liable to [a front foot] AN ASSESSMENT [for a reasonable frontage,] OF A BENEFIT CHARGE, not to exceed [a three-hundred-foot] 300 front FEET, as may be determined by the Commission, and shall be assessed immediately at the rate of assessment determined upon by the Commission for agricultural land. Public parks or playgrounds owned by a municipal corporation and any property or building owned by either a regularly organized volunteer fire department or a volunteer rescue squad, while so used for public purposes, are exempt from the imposition of a benefit charge. The Commission may provide further for a hiatus in the imposition and collection of a benefit assessment for any property otherwise assessable with respect to a sanitary sewer line, which property cannot, in the judgment of the Commission, obtain service from the sewer pipe upon which the benefit would be based. The Commission may provide for a hiatus in the imposition and the collection of a benefit charge with respect to a water main when the owner of the property otherwise subject to it under the provisions of this section is not permitted to connect to the water main by the Commission on account of the absence of a sanitary sewer or finding by the County Health Department that a septic system would not be approved for the disposal of the water for which the connection is requested and the extension of an improved sewerage system is not reasonably feasible. The suspension of the benefit charge shall terminate at any time that a connection with the Commission's sewer pipe or water main, as the case may be, is made by the owner of the property. Upon that occurrence, the property shall be classified and the benefit charge shall commence and be collected as hereinafter provided with respect to land or property for which benefit charges had been exempted or suspended initially and the exemption or suspension is no longer applicable. If property in the sanitary district is, at the time of construction of a Commission water line or sanitary sewer line, connected to a public water system or public sewer system operated either by a municipal corporation or by a water or sewer company subject to the requirements of the Maryland State Department of Health and Mental Hygiene, or if following construction of the Commission line the property is connected to the other specified public system pursuant to Commission authorization, the property is exempt from the imposition and collection of a sanitary district benefit assessment until it is served by or connected to the Commission's water or sanitary sewerage system, as the case may be. When the exemption or suspension condition is no longer applicable pursuant to those provisions which established the exemption or suspension, any land or property exempted from or with respect to which there is a suspension of benefit charges shall be classified by benefit charge assessment purposes in its then current class and become