

of these; and [(4)] (IV) procedures for hearing, notice, costs, and fees, amendment of applications, stenographic records, reverter, lapse, and reconsideration de novo of undeveloped zoning amendments. The existing provisions of the Regional District Law and of the ordinances enacted by the respective district councils relating to the foregoing matters shall remain in full force and effect unless or until specifically superseded or amended in accordance with the power and authority granted herein, but no such amendment may be made by a district council, in a year in which the council is elected, after the 31st day of October and until the newly elected council is duly qualified and has taken office.

(2) In Montgomery County[,], all applications which seek a zoning classification, either euclidean or floating, other than that which is indicated to be appropriate or suitable in the text or on the land use map of an adopted master plan, approved by the district council, under the provisions of § 7-108(e) of this article, shall be granted only by the affirmative vote of 6 members of the district council. If the application for reclassification is recommended for approval by the Commission or if the application is for a zoning classification created after the approval of the master plan by the council, then an affirmative vote of 5 members of the district council is required to grant the application or applications. In all other cases, an application may not be granted except by affirmative vote of at least 5 members of the district council.

(3) IN PRINCE GEORGE'S COUNTY THE DISTRICT COUNCIL SHALL REQUIRE:

(I) A TWO-THIRDS VOTE OF ALL MEMBERS OF THE DISTRICT COUNCIL TO APPROVE A ZONING MAP AMENDMENT IF THE ZONING MAP AMENDMENT IS CONTRARY TO AN APPROVED MASTER PLAN;

(II) A TWO-THIRDS VOTE OF ALL MEMBERS OF THE DISTRICT COUNCIL TO APPROVE A ZONING MAP AMENDMENT OR A SPECIAL EXCEPTION IF THE ZONING MAP AMENDMENT OR SPECIAL EXCEPTION IS CONTRARY TO THE RECOMMENDATION OF A MUNICIPAL CORPORATION THAT HAS ANY PORTION OF THE LAND SUBJECT TO THE ZONING MAP AMENDMENT OR SPECIAL EXCEPTION WITHIN THE MUNICIPAL BOUNDARIES; AND

(III) A TWO-THIRDS VOTE OF ALL MEMBERS OF THE DISTRICT COUNCIL AND A FOUR-FIFTHS VOTE OF ALL MEMBERS OF THE PLANNING BOARD TO APPROVE AN OPTIONAL PARKING PLAN IF THE OPTIONAL PARKING PLAN IS CONTRARY TO THE RECOMMENDATION OF A MUNICIPAL CORPORATION THAT HAS ANY PORTION OF THE LAND SUBJECT TO THE OPTIONAL PARKING PLAN WITHIN THE MUNICIPAL BOUNDARIES.

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(a) (1) A district council in either county, in its zoning regulations, may provide that the board of zoning appeals, the district council, or an administrative office or agency designated by the district council, in appropriate cases and subject to appropriate principles, standards, rules, conditions, and safeguards set forth in the regulations, may either grant or deny, upon conditions as may be deemed necessary to carry out the purposes of this article, special exceptions and variances to the provisions of the zoning regulations in harmony with their general purposes and intent.