

MONTGOMERY COUNTY

[Effective Date August 3, 1998]

Ordinance No. 13-98

Zoning Text Amendment No. 97019

AN AMENDMENT to the Montgomery County Zoning Ordinance for the purpose of:

- adding a definition for the term "Building Coverage";
- precluding issuance of certain types of building permits without [[written] submission [review by]] to the Planning Commission for review;
- clarifying the time for appeal to the County Board of Appeals [[in cases] of building or use-and-occupancy permits [[alleged to have been issued in violation of the Zoning Ordinance]];
- amending the grandfather provisions for the [[yard] coverage and yard requirements in the R-60, R-90 and R-200 residential zone development standards as applied to main building new construction [[for footprint alteration]];
- [[amending the grandfather provisions for the established building line in the R-60, R-90 and R-200 residential zone development standards;]]
- [[adding a floor area ratio requirement for grandfathered lots subject to potential development or redevelopment in the R-60, R-90 and R-200 residential zones;]]
- [[conforming the redevelopment standards for existing homes not on record lots to the development standards for grandfathered lots;]]
- [[reducing the permitted building height in the R-40, R-60 and R-90 zones, clarifying limitation of the height, and amending the reference level for height m measurement.]]

By amending the following section of the Montgomery County Zoning Ordinance, Chapter 59 of the Montgomery County Code:

- Division A-2 "DEFINITIONS AND INTERPRETATION"
- Section 59-A-2.1. "Definitions"
- Division A-3 "BUILDING AND USE-AND-OCCUPANCY PERMITS; REGISTRATION OF CERTAIN USES"
- Section 59-A-3.34. "Approval by Commission"
- Division 59-A-4 "COUNTY BOARD OF APPEALS"
- Section 59-A-4.3. "Filing of Appeals"
- ARTICLE 59-B "EXEMPTIONS FROM CONTROL"