

**DRAFTER'S NOTE:** In subsection (a) of this section, the defined term "local jurisdiction" is substituted for the former reference to "any county or municipal corporation, including Baltimore City" for consistency throughout the article.

In subsection (b) of this section, the former reference to "of a county or municipal corporation, including Baltimore City" is deleted as included within the defined term "local legislative body".

Also in subsection (b) of this section, the defined term "local jurisdiction" is substituted for the former reference to "county or municipal corporation" for consistency throughout the article.

In subsection (c) of this section, the derivation of the defined term "local jurisdiction", or "local jurisdiction's" is substituted for the former reference to "county's or municipal corporation's" for consistency throughout the article.

### Transfer of Development Rights

#### 11.01. Establishment of programs for transfer of development rights.

[In order to encourage the preservation of natural resources and to facilitate orderly growth and development in the State, the] A LOCAL legislative body [of a county or municipal corporation, including Baltimore City,] that exercises authority granted by this article may establish a program for the transfer of development rights TO:

- (1) ENCOURAGE THE PRESERVATION OF NATURAL RESOURCES; AND
- (2) FACILITATE ORDERLY GROWTH AND DEVELOPMENT IN THE STATE.

**DRAFTER'S NOTE:** The former reference to "of a county or municipal corporation" is deleted as included within the defined term "local legislative body".

### Inclusionary Zoning

#### 12.01. Affordable housing.

(a) To promote the creation of housing that is affordable to persons and families who have low or moderate incomes, [the legislative body of a county or municipal corporation, including Baltimore City,] A LOCAL LEGISLATIVE BODY that exercises authority granted by this article may enact ordinances or [other] laws that:

(1) Impose inclusionary zoning and award density bonuses to create affordable housing units; and

(2) Impose restrictions on the use, cost, and resale of housing that is created under this subtitle to ensure that the purposes of this subtitle are carried out.

(b) The authority GRANTED under this subtitle is in addition to any [existing] OTHER zoning and planning powers.