

COUNTY LOCAL LAWS

Ordinance No. 13-47

Zoning Text Amendment No. 95017

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

- increasing the maximum number of residents in a group homes, excluding staff, from 14 to not more than 16;
- providing consistency in permitted uses and uses by special exception by removing distinctions between populations served in the residential, one-family, R-T, agricultural, multiple-family, planned unit development, and transit station development area zones;
- eliminating the 1,000 feet linear distance requirement between group homes for not more than 8 persons;
- eliminating the special exception standard dealing with an excessive concentration of group homes in the same general neighborhood;
- adding licensure, funding, certification or registration by a State or County agency to the definition of a Group Home;
- replacing the title of Care Home with Domiciliary Care Home and establishing separate land uses for these facilities;
- eliminating the definitions of "exceptional person" and "group residence for elderly persons";
- combining all "group residences" such as for "child care", "developmentally disabled", "elderly", and "exceptional persons" into a single definition and replacing all associated references; and
- changing language to conform with plain language guidelines.

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

Section 59-A-2.1	"Definitions"
Section 59-C-1.3	"Standard Development"
Section 59-C-1.7	"RT Zones, Townhouses, Residential"
Section 59-C-2.3	"Land Uses"
Section 59-C-4.2	"Land Uses"
Section 59-C-6.22	"Land Uses"
Section 59-C-7.1	"P-D Zone -- Planned Development"
Section 59-C-7.5	"Mixed Use Planned Development"
Section 59-C-8.3	"Land Uses"