

3. Issuance of variances, special exceptions, and conditional use permits; and

4. Approval of rezoning.

(iii) "Project approval" does not include building permits.

**(22) (i) "RESOURCE CONSERVATION AREA" MEANS AN AREA THAT IS CHARACTERIZED BY:**

**1. NATURE DOMINATED ENVIRONMENTS, SUCH AS WETLANDS, SURFACE WATER, FORESTS, AND OPEN SPACE; AND**

**2. RESOURCE-BASED ACTIVITIES, SUCH AS AGRICULTURE, FORESTRY, FISHERIES, OR AQUACULTURE.**

**(ii) "RESOURCE CONSERVATION AREA" INCLUDES AN AREA WITH A HOUSING DENSITY OF LESS THAN ONE DWELLING PER FIVE ACRES.**

**(23) "TRIBUTARY STREAM" MEANS A PERENNIAL STREAM OR AN INTERMITTENT STREAM WITHIN THE CRITICAL AREA THAT HAS BEEN IDENTIFIED BY SITE INSPECTION OR IN ACCORDANCE WITH LOCAL PROGRAM PROCEDURES APPROVED BY THE COMMISSION.**

8-1806.

(a) The Commission has all powers necessary for carrying out the purposes of this subtitle, including the following:

(1) [To adopt regulations and criteria in] IN accordance with Title 2, Subtitle 5 (Joint Committee on Administrative, Executive and Legislative Review) and Title 10, Subtitle 1 (Administrative Procedure Act) of the State Government Article, ~~TO ADOPT AND AMEND REGULATIONS AS NECESSARY AND APPROPRIATE TO~~ **AUTHORIZED UNDER THIS SUBTITLE FOR THE ADMINISTRATION AND ENFORCEMENT OF THE STATE AND LOCAL PROGRAMS;**

(2) To conduct hearings in connection with policies, proposed programs, and proposed regulations or amendments to regulations;

(3) To contract for consultant or other services; and

(4) To establish an advisory committee, composed of members of the Commission and local citizens and local stakeholder groups, to make recommendations to the Commission with respect to Atlantic Coastal Bays Critical Area programs.