

Council of the Town of Leonardtown

Date Introduced on First Reading: 6/13/2016

Date Adopted on Second Reading:

Date Effective:

Ordinance No. 176

Zoning Ordinance Text Amendment

Subject: Addition of Micro-Breweries to C-B and C-M Districts

Purpose

For the purpose of amending the Zoning Ordinance of the Town of Leonardtown in order to revise existing provisions.

Ordinance

Whereas, under the provisions of Article 66B of the Annotated Code of Maryland, the Town Council of Leonardtown for Leonardtown, Maryland, is empowered to adopt, revise and amend the Leonardtown Zoning Ordinance; and

Whereas, the current Zoning Ordinance heretofore adopted and currently in effect shall be and the same is hereby amended as follows:

ARTICLE V Commercial Business District (C-B)

§ 155-25. Permitted uses.

No building or premises shall be erected, structurally altered, enlarged or maintained nor shall any land be used, except for the following purposes:

- A. Retail stores under 20,000 square feet.
- B. Personal service establishments, such as, but not limited to, banks, barbershops, restaurants, florists, newspaper dealers, taverns, dressmaking, tailors, decorators and repair shops.
- C. Offices and office buildings, which may have a maximum height of three stories or 45 feet.
- D. Medical office buildings and clinics, which may have a maximum height of three stories or 45 feet.
- E. Semipublic and institutional uses, such as but not limited to service clubs, fraternal orders, boys clubs, girls clubs and scout clubs.
- F. Theaters, except drive-in theaters.

- G. Hotels and motels, guesthouses or tourist homes. Temporary exposition centers, fairgrounds, circus or carnival grounds, amusement parks or midways for a time period not to exceed 14 days.
- H. Funeral homes.
- I. Self-service laundry and dry-cleaning establishments.
- J. Accessory buildings and uses.
- K. Multiple-family dwellings, conditioned upon demonstration of strict compliance with the off-street parking requirements of Article XI.
- L. Micro-brewery.

ARTICLE VIII Commercial Marine District (C-M)

§ 155-36. Permitted uses.

No building or premises shall be erected, structurally altered, enlarged or maintained nor shall any land be used, except for the following purposes:

- A. Restaurants and outdoor eating facilities;
- B. Specialty shops, under 5,000 square feet, such as art, gift, antique, import, health and natural goods, including uses of a more general commercial nature which do not detract from the purpose of the waterfront or which are necessary to its economic viability;
- C. Office buildings;
- D. Mixed use buildings: residential/retail/office;
- E. Social, cultural facilities, public parks and open space;
- F. Museums or similar interpretive facilities;
- G. Public facilities.
- H. Publicly owned boat docking or slip facilities.
- I. Micro-brewery.

Attest:

Commissioners of Leonardtown:

Laschelle E. McKay
Town Administrator

Leslie E. Roberts
Vice President

Thomas M. Combs
Council Member

Hayden T. Hammett
Council Member

J. Maguire Mattingly, IV
Council Member

Roger L. Mattingly
Council Member

This ordinance was presented to the Mayor for his approval or disapproval pursuant to Section 210 of the Charter of the Town of Leonardtown this day of , 2016.

Laschelle E. McKay, Town Administrator

In accordance with Section 210 of the Charter of the Town of Leonardtown, I hereby (Approve) or (Disapprove) _____ this Ordinance the day of July 2016.

Daniel W. Burris, Mayor