

AN ORDINANCE TO AMEND
TITLE 17
OF THE CODE OF EMMITSBURG
ENTITLED
ZONING

BE IT RESOLVED, ENACTED AND ORDAINED by the Mayor and Board of Commissioners of the Town of Emmitsburg, Maryland, pursuant to the authority granted to them by the laws of Maryland and the Charter of the Town of Emmitsburg, that Title 17; Section 17.08.10 and 17.48.040 of the Emmitsburg Municipal Code, be amended as follows.

The amended section of this regulation reads as follows with new wording indicated in **BOLD, CAPITAL** letters and deleted words in ~~strike-out~~.

17.08.010 - Establishment of districts.

For the purpose of this title, all land within the town is designated on the zoning map as being in one of the following districts:

~~OS Open space;~~ **INST INSTITUTIONAL**

R-1 Low density residential;

R-2 Medium density residential;

R-3 High density residential;

R-S Residential suburban;

VZ Village zone;

B-1 Neighborhood business;

B-2 Shopping center;

IP Light industrial park;

ORI Office research industrial;

C-R Conservation/recreation.

17.48.040 - Site plan required.

A. A site plan must accompany applications for specific uses in lieu of the plat required above.

B. A site plan shall be required for the following uses:

1. ~~Open Space~~ **INSTITUTIONAL** District. Any permitted structure;
2. Rural Reserve District. Common open space development. Conditional uses;
3. R-1, R-2, R-3, and RS Districts.** Common open space development. Multi-family dwellings. Uses permitted by special exception;

4. B-1, B-2, HS, IP and ORI Districts. All uses.

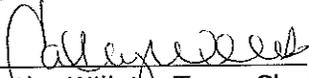
* Site plans required for special exception and conditional uses in the various districts shall be subject to approval of the board of appeals.

** Where subdivision regulations apply, site plan and preliminary subdivision plat submitted as one plat meeting both sets of requirements.

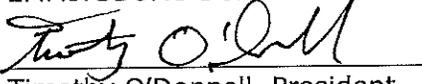
BE IT FURTHER RESOLVED, ENACTED AND ORDAINED that this Ordinance shall take effect on the date on which the Mayor approves the Ordinance after passing by the Board of Commissioners or on the date on which the Board of Commissioners pass the Ordinance over the veto of the Mayor.

PASSED this 15th day of February, 2016 by a vote of 3 for, 0 against, 0 absent, and 0 abstain.

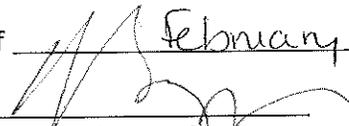
ATTEST:

By: 
Cathy Willets, Town Clerk

EMMITSBURG BOARD OF COMMISSIONERS

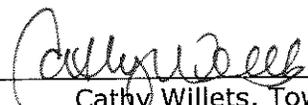

Timothy O'Donnell, President

MAYOR

APPROVED VETOED
this 15th day of February, 2016.

Donald N. Briggs, Mayor

I hereby certify that the foregoing Ordinance has been posted as required by Chapter 2.04 of the Emmitsburg Municipal Code.

Date: 2-15-16


Cathy Willets, Town Clerk