

HOUSE BILL 989

L1, L5, N1

4lr1077

By: **Prince George's County Delegation and Montgomery County Delegation**

Introduced and read first time: February 5, 2024

Assigned to: Environment and Transportation

A BILL ENTITLED

1 AN ACT concerning

2 **Montgomery County – Subdivision Plats – Conditions**

3 **PG/MC 111–24**

4 FOR the purpose of providing that the Montgomery County Planning Board may
5 tentatively approve a subdivision plat subject to specified conditions; providing for
6 the approval and submission of a certain subdivision plat to the county land records;
7 and generally relating to subdivision plats in Montgomery County.

8 BY repealing and reenacting, without amendments,
9 Article – Land Use
10 Section 23–207(a)
11 Annotated Code of Maryland
12 (2012 Volume and 2023 Supplement)

13 BY adding to
14 Article – Land Use
15 Section 23–207(d)
16 Annotated Code of Maryland
17 (2012 Volume and 2023 Supplement)

18 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,
19 That the Laws of Maryland read as follows:

20 **Article – Land Use**

21 23–207.

22 (a) Subject to subsection (b) of this section, the subdivision regulations may
23 provide for tentative approval of a plat before improvements and installations.

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.



(D) (1) THIS SUBSECTION APPLIES ONLY IN MONTGOMERY COUNTY.

(2) THE COUNTY PLANNING BOARD, OR A DESIGNEE OF THE COUNTY PLANNING BOARD, MAY TENTATIVELY APPROVE A SUBDIVISION PLAT SUBJECT TO THE COMPLETION OF SPECIFIED CONDITIONS.

(3) A TENTATIVE APPROVAL OF A SUBDIVISION PLAT UNDER THIS SUBSECTION MAY NOT:

(I) BE ENTERED ON THE SUBDIVISION PLAT; OR

(II) ALLOW THE SUBDIVISION PLAT TO BE FILED OR RECORDED.

(4) THE COUNTY PLANNING BOARD, THROUGH ITS CHAIR OR A DESIGNEE, MAY NOT ENDORSE A SUBDIVISION PLAT THAT IS SUBJECT TO SPECIFIED CONDITIONS BEFORE ALL THE CONDITIONS ARE COMPLETED.

(5) IF ALL THE CONDITIONS SPECIFIED IN THE TENTATIVE APPROVAL ARE COMPLETED, A POSTCOMPLETION HEARING BEFORE THE COUNTY PLANNING BOARD IS NOT REQUIRED BEFORE THE SUBDIVISION PLAT IS APPROVED AND SUBMITTED TO THE LAND RECORDS OF MONTGOMERY COUNTY.

SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect October 1, 2024.