

MONTGOMERY COUNTY

Zoning Text Amendment No.: 87009

Ordinance No.: 11-4

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

- Revising the standards for Transfer of Development for Agricultural Preservation and moving them from Division 59-A-6, title "Uses Permitted In Any Zone," to Division 59-C-1, title "Residential Zones, One-Family,"
- Creating a new class of one-family zones consisting of seven transferable development rights zones.
- Providing development regulations for the new TDR Zones including standard and optional methods of development.
- Identifying the uses permitted in the TDR Zones under the standard and optional methods of development, and providing maximum density standards for the optional method of development which includes transferable development rights.
- Deleting portions of the special regulations applicable to development in the RE-2, RE-2C, RE-1, R-200, R-120, R-90, and R-60 Zones as contained in Section 59-C-1.39, and enacting new special regulations for optional method development in the TDR Zones that includes transferable development rights.
- Establish special retroactive curative provisions for developments approved prior to April 1, 1987.

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

Section 59-A-6.1	"Transfer of Development for Agricultural Preservation"
Section 59-C-1.1	"Zones Established"
Section 59-C-1.33	"Additional Development Requirements"
Section 59-C-1.39	"Special Regulations --