Commissioners of Leonardtown

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P. O. Box 1, Leonardtown, Maryland 20650

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leonardtown.somd.com

DANIEL W. BURRIS
Mayor

LASCHELLE E. McKAY
Town Administrator

August 6, 2020

Maryland Dept. of Planning
301 W. Preston St., #1101
Baltimore, MD 21201

To Whom it May Concern:

Attached please find a copy of a petition for annexation and annexation plan, along with supporting documents, for annexation into the Town of Leonardtown of 3 parcels totaling 23.1805 +/- acres of land located at 42156 St. Andrew's Church Road and 42120 St. Andrews Church Road along Maryland Route 4 in Leonardtown.

The Town is requesting MDP review of the annexation as well as the Comprehensive Plan update, Ordinance No. 200, adding areas into Future Growth section of Leonardtown Comprehensive Plan. The Town also requests adding this area to the Priority Funding Area as is the rest of the municipal boundaries.

As required, these documents are being provided to you at least 30 days in advance of the public hearing for this case. The public hearing is scheduled for September 14, 2020 at 4:15 p.m. before the Commissioners of Leonardtown. Please feel free to contact me at 301-475-9791.

Sincerely,

Daniel W. Burris
Mayor

RECEIVED
AUG 20 2020
ACCOUNTING

Council of the Town of Leonardtown
Ordinance No. 200
Subject: Leonardtown Comprehensive Land Use Plan

Date Introduced on First Reading: May 11, 2020; Re-Introduced July 13, 2020
Council Public Hearing: 8/10 **, 2020**
Date Passed on Second Reading: 8/10 **, 2020**
Date Effective: 8/31 **, 2020**

AN ORDINANCE concerning

AN UPDATE TO SECTION 11 OF THE LEONARDTOWN COMPREHENSIVE LAND USE PLAN

FOR the purpose of adopting an update and revision of the Comprehensive Land Use Plan for the Town of Leonardtown prior to annexing additional land into the corporate limits of the Town of Leonardtown; providing that the title of this Ordinance shall be deemed a fair summary; and generally relating to the Comprehensive Land Use Plan for the Town of Leonardtown.

RECITALS

WHEREAS, a petition has been filed with the Town of Leonardtown (the "Town") to annex three (3) parcels of real property, containing 23.1805 acres of land more or less, into the corporate limits of the Town, which are located at 42156 Saint Andrews Church Road, Tax Map 41, Grid 1, Parcel 2 and 221, consisting of 20.5100 and 0.5490 acres of land, more or less, and at 42120 Saint Andrews Church Road, Tax Map 41, Grid 1, Parcel 57, Neighborhood 13000.19, consisting of 2.18 acres, more or less (the "Annexation Properties"); and

WHEREAS, prior to annexing any real property not included in the Growth and Annexation Plan, the Council of the Town of Leonardtown (the "Council") shall first consider appropriate amendments to the Comprehensive Land Use Plan for the Town of Leonardtown (the "Comprehensive Plan") and follow the procedural requirements for comprehensive plan amendments and annexations set forth in Md. Code Ann., Land Use § 3-201, et seq. and Md. Code Ann., Local Gov't § 4-401, et seq., respectively, to ensure that the proposed annexation is consistent with the goals and objectives of the Comprehensive Plan, that appropriate consideration has been given to the adequacy of public facilities and services and that County

and State agencies are afforded an opportunity to comment on the proceedings; and

WHEREAS, on 7/20, 2020, the Town Planning and Zoning Commission (the "Planning and Zoning Commission") held a public hearing concerning a proposed amendment to Section 11 – Municipal Growth Plan Element of the Comprehensive Plan for the purpose of incorporating the Annexation Properties therein and, following the public hearing, recommended that the Council adopt such amendment; and

WHEREAS, on 8/10, 2020, the Council held a public hearing concerning the proposed amendment to Section 11 – Municipal Growth Plan Element of the Comprehensive Plan for the purpose of incorporating the Annexation Properties therein; and

WHEREAS, the Council is desirous of amending Section 11 – Municipal Growth Plan Element of the Comprehensive Plan for the purpose of incorporating the Annexation Properties therein; and

WHEREAS, the Council finds that the amendments set forth herein would be in the best interest of the health, safety and welfare of the citizens of the Town.

SECTION I. BE IT ORDAINED BY THE COUNCIL OF THE TOWN OF LEONARDTOWN that Section 11 – Municipal Growth Plan Element/Page 11-8 – Potential Future Growth Within the Planning Area of the Comprehensive Land Use Plan for the Town of Leonardtown is amended as shown on Exhibit A attached hereto and incorporated herein by reference as if fully set forth.

SECTION II. AND BE IT FURTHER ORDAINED that the recitals to this Ordinance are incorporated herein and deemed a substantive part of this Ordinance.

SECTION III. AND BE IT FURTHER ORDAINED that, if any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court or competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions of this Ordinance, it being the intent of the Council that this Ordinance shall stand, notwithstanding the invalidity of any section, subsection, sentence, clause, phrase or portion hereof.

SECTION IV. AND BE IT FURTHER ORDAINED that all ordinances or parts of ordinances inconsistent with the provisions of this Ordinance are hereby repealed to the extent of such inconsistency.

SECTION V. AND BE IT FURTHER ORDAINED that the title of this Ordinance, or a condensed version thereof, shall be deemed to be, and is, a fair summary of this Ordinance for publication and all other purposes.

SECTION VI. AND BE IT FURTHER ORDAINED that this Ordinance shall become effective twenty (20) days following approval by the Mayor or passage by the affirmative vote of four-fifths of the Councilpersons after veto by the Mayor.

Attest:

Laschelle E. McKay
Town Administrator

Seal:

Councilpersons of Leonardtown:

J. Maguire Mattingly, IV
Vice President

Tyler Alt
Councilperson

Nick Colvin
Councilperson

Christy Hollander
Councilperson

Mary Maday Slade
Councilperson

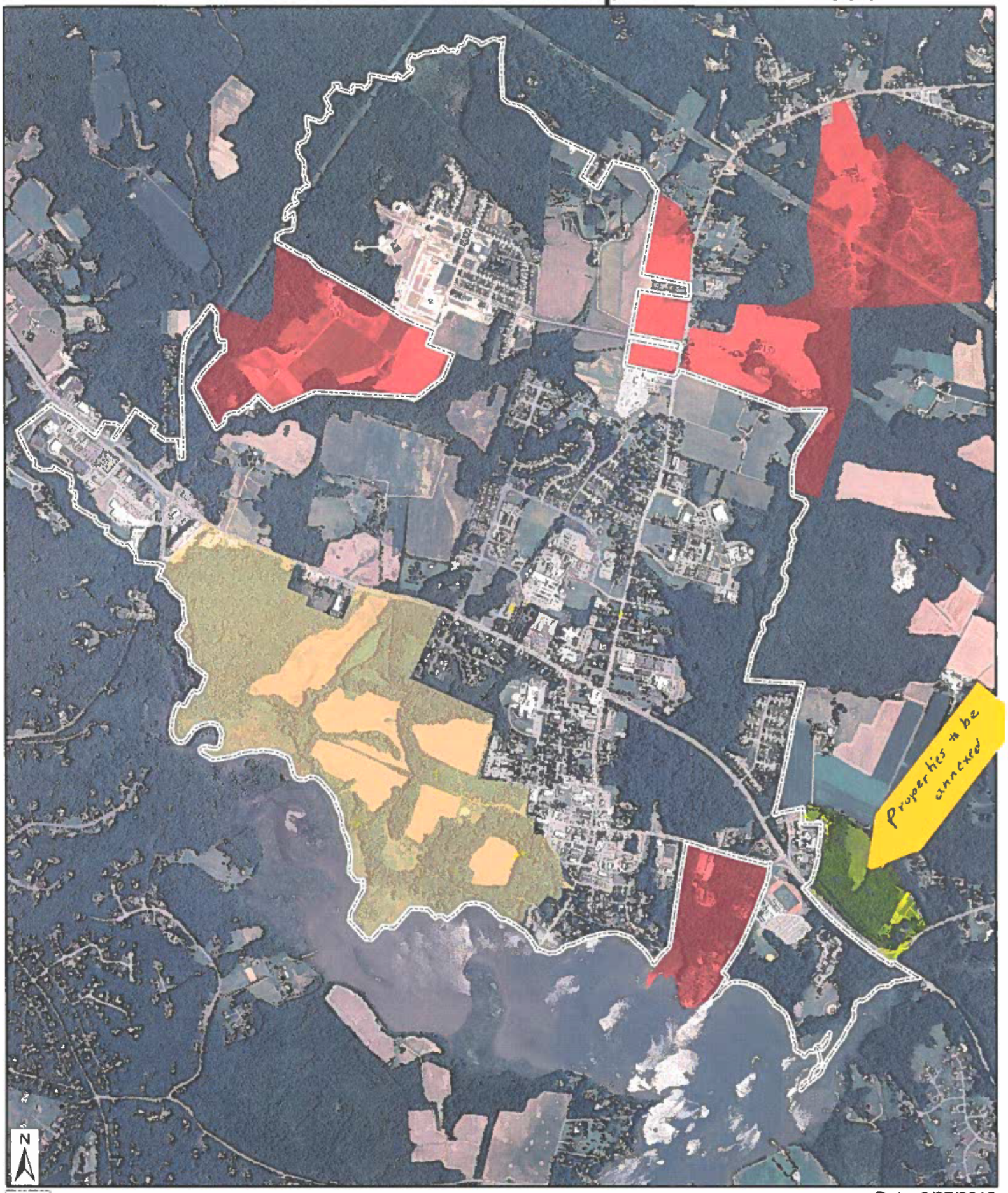
This Ordinance was presented to the Mayor for his approval or disapproval pursuant to Section 210 of the Charter of the Town of Leonardtown this 10th day of August, 2020.

Laschelle E. McKay, Town Administrator

In accordance with Section 210 of the Charter of the Town of Leonardtown, I hereby (Approve) or (Disapprove) approve this Ordinance this 10th day of August, 2020.

Daniel W. Burris, Mayor

Leonardtown Potential Municipal Growth Areas



Corporate Limit

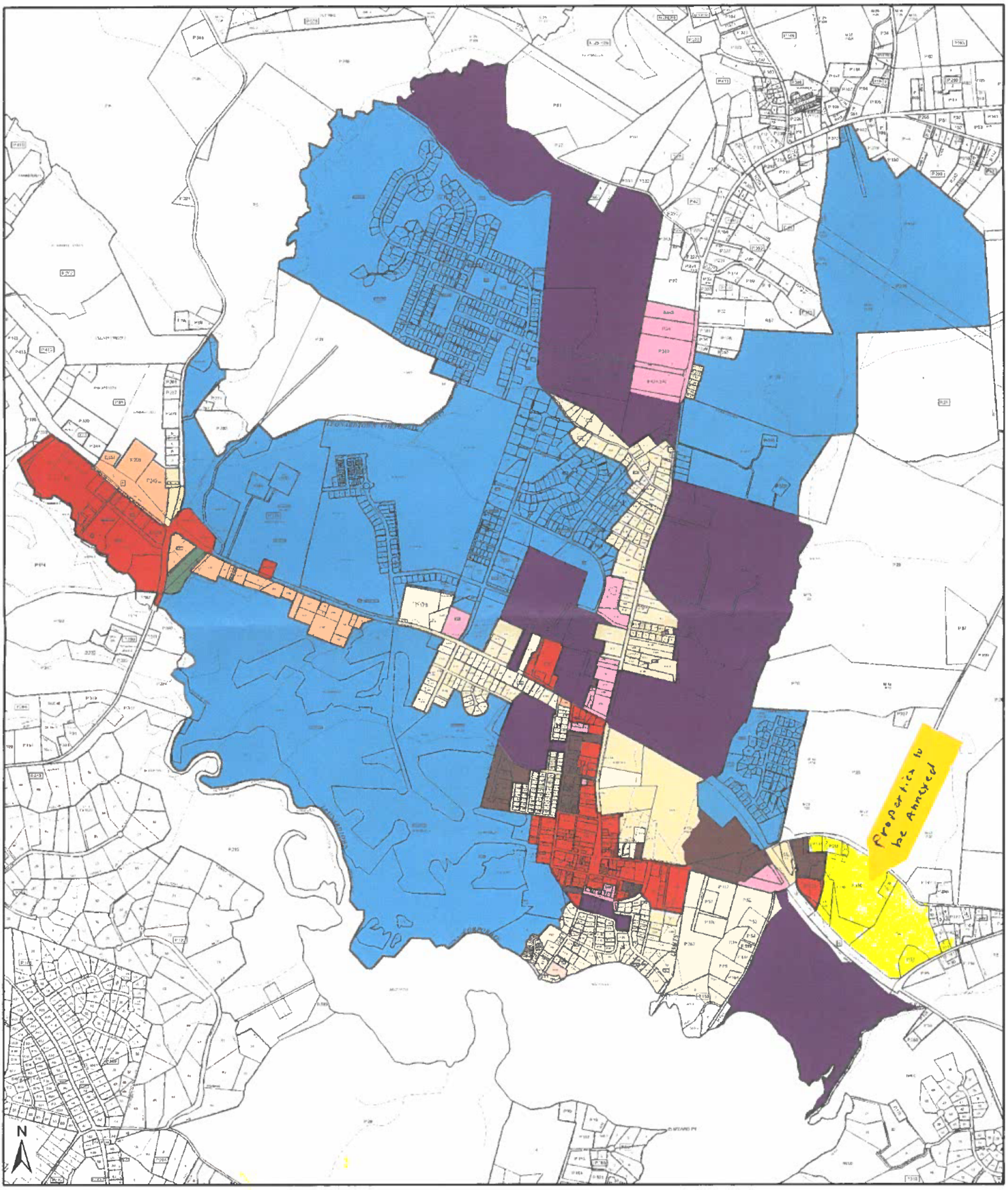
GROWTH AREA WITHIN CURRENT CORPORATE LIMITS

GROWTH AREA WITHIN POTENTIAL ANNEXATION AREA

0 0.1 0.2 0.4 0.6 0.8 Miles

Date: 3/27/2015

Leonardtown Zoning



County zoning
L-CB
L-CH
L-CM
L-CO
L-IO
L-PUDM
L-RMF
L-RP
L-RSF

0 0.1 0.2 0.4 0.6 0.8 Miles

Date: 2/27/2017

MARYLAND DEPARTMENT OF PLANNING