

NOTICE OF INTRODUCTION OF BILL 17-3
WORCESTER COUNTY COMMISSIONERS

Take Notice that Bill 17-3 (Zoning - Poultry Operations) was introduced by Commissioners Bertino, Bunting, Church, Elder, Lockfaw, Mitrecic and Purnell on March 21, 2017.

A fair summary of the bill is as follows:

§ ZS 1-103(b). (Adds a definition of “Poultry Operation” as an activity conducted on a farm which may utilize a variety of components including structures and use areas for the commercial hatching, raising, breeding or feeding of chickens, turkeys, pheasants, ducks or other fowl, but shall not include processing of such fowl for human consumption.)

§ ZS 1-349. (Creates this new Section of the Worcester County Zoning Ordinance with the purpose and intent of providing for the effective regulation of poultry houses and poultry operations to facilitate their operations while protecting the health, safety, welfare and peaceful enjoyment of properties adjacent to or in the immediate vicinity of the poultry operations; establishes definitions of a poultry housing unit, small, medium and large poultry operations, and tunnel ventilation; establishes limitations on where such poultry operations are permitted and limits the total number of poultry houses to eight on any parcel; establishes vegetative buffering requirements for small, medium and large poultry operations and based on the method of poultry house ventilation; establishes buffer standards for the design and installation of vegetative buffers where required; establishes a minimum setback of two hundred feet from all property lines for all structures associated with the poultry operation; and establishes provisions to allow legally existing poultry operations to be reconstructed, moved, structurally altered, modified or replaced subject to certain requirements and conditions.)

§ ZS 1-201(b)(1) and (2). (Repeals and reenacts paragraph 1 of the permitted principal uses and structures in the A-1 Agricultural District to remove the reference to poultry houses; creates a new paragraph 2 which adds poultry operations subject to the provisions of Section ZS 1-349 to the list of permitted principal uses and structures; and renumbers paragraphs 2 through 17 as paragraphs 3 through 18.)

§ ZS 1-202(b)(1) and (2). (Repeals and reenacts paragraph 1 of the permitted principal uses and structures in the A-2 Agricultural District to remove the reference to poultry houses; creates a new paragraph 2 which adds poultry operations subject to the provisions of Section ZS 1-349 to the list of permitted principal uses and structures; and renumbers paragraphs 2 through 18 as paragraphs 3 through 19.)

§ ZS 1-203(b)(1) and (2). (Repeals and reenacts paragraph 1 of the permitted principal uses and structures in the E-1 Estate District to remove the reference to poultry houses; creates a new paragraph 2 which adds poultry operations subject to the provisions of Section ZS 1-349 to the list of permitted principal uses and structures; and renumbers paragraphs 2 through 15 as paragraphs 3 through 16.)

§ ZS 1-215(c)(4) and (5). (Repeals and reenacts paragraph 4 of the list of principal uses and structures permitted by special exception in the RP Resource Protection District to remove the reference to poultry houses; creates a new paragraph 5 which adds poultry operations subject to the provisions of Section ZS 1-349 to the list of permitted principal uses and structures; and renumbers paragraphs 5 through 14 as paragraphs 6 through 15.)

§ ZS 1-305(r)(2). (Repeals and reenacts this paragraph of the lot requirements section with respect to agricultural protection setback requirements for all districts to remove the reference to poultry houses since these requirements are covered for poultry houses by the provisions of Section ZS 1-349.)

§ ZS 1-117(e)(6). (Adds this new paragraph to the list of limitations and standards for administrative adjustments to include proposed encroachments into a required yard setback for the addition of a new structure or use at an existing poultry operation as a case which may be considered for an administrative adjustment.)

A Public Hearing

will be held on Bill 17-3 at the Commissioners' Meeting Room, Room 1101 - Government Center, One West Market Street, Snow Hill, Maryland, on **Tuesday, April 25, 2017 at 11:00 a.m.**

This is only a fair summary of the bill. A full copy of the bill is posted on the Legislative Bulletin Board in the main hall of the Worcester County Government Center outside Room 1103, is available for public inspection in Room 1103 of the Worcester County Government Center and is available on the County Website at <http://www.co.worcester.md.us/commissioners/legsltn.aspx> .

THE WORCESTER COUNTY COMMISSIONERS