

**COUNTY COUNCIL OF CECIL COUNTY, MARYLAND
LEGISLATIVE SESSION 2015-19**

BILL NO. 2015-20

Title of Bill: Approval - Agricultural Preservation District - Quiet Acres Farm

Synopsis: A Bill to approve the petition of Quiet Acres Farm, Inc. and John W. Loller for property located at 1306 Middle Neck Road, Warwick, MD 21912,(Tax Map 53, Grid 24, Parcel 10) requesting the establishment of an agricultural preservation district.

Introduced by: Council President at the request of the County Executive

Introduced and order posted on: October 6, 2015

Public hearing scheduled on: November 3, 2015 at 7:00 p.m.

Consideration scheduled on: November 17, 2015

By: _____
Council Manager

PUBLIC HEARING

Notice of time and place of public hearing and title of Bill having been posted by October 6, 2015 at the County Administration Building, 200 Chesapeake Blvd., Elkton, and having been published according to the Charter on _____, a public hearing was held on _____ and concluded on _____.

By: _____
Council Manager

Explanation: CAPITALS INDICATE MATTER ADDED TO EXISTING ORDINANCE.
{Brackets} indicate matter deleted from existing ordinance.
Underlining indicates language added to ordinance by amendment.
~~Strike through~~ indicates language stricken out of an Ordinance by amendment.

Approval - Agricultural Preservation District - Quiet Acres Farm

1 **WHEREAS**, pursuant to Section 2-501-502 of the Agriculture Article of the Annotated Code of
 2 Maryland, the Maryland Agricultural Land Preservation Foundation (MALPF) was established in the
 3 Department of Agriculture to protect agricultural land and woodland as open-space land; and

4 **WHEREAS**, pursuant to Section 2-504.1(a), in each county containing productive agricultural land,
 5 the county governing body shall appoint an agricultural preservation board; and

6 **WHEREAS**, the county agricultural land preservation board shall advise the county governing body
 7 with respect to the establishment of agricultural districts; and to approve or disapprove an application for
 8 certification; and

9 **WHEREAS**, pursuant to Section 2-509(b)(1-2) one or more owners of land actively devoted to
 10 agricultural use may file a petition with the county governing body requesting the establishment of an
 11 agricultural district; and shall refer the petition or application to the county agricultural land preservation
 12 board and to the county planning and zoning body; and

13 **WHEREAS**, the county agricultural land preservation board shall advise the county governing body
 14 as to whether or not the land in the proposed district or proposed easement meets the qualifications
 15 established by MALPF; and whether or not the board recommends establishment of the district; and

16 **WHEREAS**, the county planning and zoning board shall advise the local governing body as to
 17 whether or not establishment of the district is compatible with existing and approved county plans and
 18 overall county policy, and whether or not the planning and zoning body recommends establishment of
 19 the district; and

20 **WHEREAS**, if either the county agricultural land preservation board or the planning and zoning
 21 body recommends approval, the county governing body shall hold a public hearing on the petition; and

22 **WHEREAS**, the county governing body shall render a decision as to whether or not an agricultural
 23 district shall be established for this petition or application; and

24 **WHEREAS**, the Cecil County Department of Planning and Zoning has recommended approval of the
 25 petition of Quiet Acres Farm, Inc. and John W. Loller for property located at 1306 Middle Neck Road,
 26 Warwick, MD 21912,(Tax Map 53, Grid 24, Parcel 10); and

27 **WHEREAS**, the Cecil County Agricultural Land Preservation Advisory Board has recommended
 28 approval of the petition of Quiet Acres Farm, Inc. and John W. Loller for property located at 1306 Middle
 29 Neck Road, Warwick, MD 21912, (Tax Map 53, Grid 24, Parcel 10); and

30 **WHEREAS**, the Cecil County Planning Commission has recommended approval of the petition of
31 Quiet Acres Farm, Inc. and John W. Loller for property located at 1306 Middle Neck Road, Warwick, MD
32 21912, (Tax Map 53, Grid 24, Parcel 10); ; and

33 **WHEREAS**, pursuant to Section A385-3 Standards, in Chapter A385. Purchase of Development
34 Rights Program and Fund, in the Code of Cecil County, the Cecil County Purchase of Development Rights
35 Program allows a landowner the option of establishing an agricultural preservation district, a minimum of
36 five-year agreement by the landowner not to develop the land and sets standards.

37 **NOW, THEREFORE, BE IT HEREBY RESOLVED** by the County Council of Cecil County, Maryland, that
38 the petition of Quiet Acres Farm, Inc. and John W. Loller for property located at 1306 Middle Neck Road,
39 Warwick, MD 21912, (Tax Map 53, Grid 24, Parcel 10); is approved for the establishment of an
40 agricultural preservation district.

41 **AND BE IT FURTHER ENACTED** that this Act shall take effect in 60 calendar days from the date it
42 becomes law.

CERTIFICATION

I, HEREBY CERTIFY that the above Bill was posted for the public on the public bulletin board with the date, time and location of the public hearing meeting, copies were made available for the public, a copy was distributed to the press, and copy was made available on the Cecil County website.

BY Council Manager