

Harford County, Maryland

SUBDIVISION REGULATIONS



Chapter 268 of the Harford County Code, as amended

Effective December 22, 2008

Amended thru December 31, 2012

DEPARTMENT OF PLANNING AND ZONING

Harford County, Maryland

**SUBDIVISION REGULATIONS
AMENDMENT INFORMATION:**

<u>Bill Number</u>	<u>effective date</u>
09-32	1/22/10
11-06	5/23/11
11-13	6/27/11
12-50	12/31/12

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§ 268-27. Modifications and Exceptions.

In any particular case where by reason of exceptional topographic or other physical conditions, strict compliance with any requirement of these regulations would cause practical difficulty or hardship, the County may relax such requirement to the extent deemed just and proper, so as to relieve such hardship, provided such relief may be granted without detriment to the public good and without impairing the intent and purposes of these regulations or the desirable general development of the neighborhood and the community in accordance with the adopted Master Plan and the Zoning Code.

§ 268-28. Appeals.

- A. Any interested person whose property is effected by any decision of the Director of Planning, may within 30 calendar days after the filing of such decision, appeal to the Circuit Court for Harford County. Upon the hearing of such appeal, the decision of the Director of Planning shall be presumed by the Court to be proper and to best serve the public interest. The burden of proof shall be upon the appellant, or appellants, to show that the decision complained of was illegal. The said Court shall have the power to affirm, modify or reverse in part or in whole any decision appealed from and may remand any case for the entering of a proper order or for further proceedings, as the Court shall determine.
- B. An appeal may be taken to the Court of Special Appeals of Maryland from any decision of the Circuit Court for Harford County.

§ 268-29. Validity.

If any section, subsection, paragraph, sentence or phrase of these Subdivision Regulations is for any reason held to be invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remaining portions thereof.

§ 268-30. Applicability of the Maryland Sustainable Growth and Agricultural Preservation Act of 2012. [Added by Bill 12-50]

Notwithstanding anything to the contrary in the Zoning Code or Subdivision Regulations, Major Subdivision is defined as a residential subdivision of a parcel as it existed on December 31, 2012, that is greater than 7 lots for the purpose of the Maryland Sustainable Growth and Agricultural Preservation Act of 2012, adopted by the Maryland General Assembly during the 2012 Legislative Session and effective July 1, 2012.

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