

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND
Legislative Session 2023, Legislative Day No. 20

Bill No. 88-23

Mr. Todd Crandell, Councilman

By the County Council, November 6, 2023

A BILL
ENTITLED

AN ACT concerning

Zoning Regulations – Uses Permitted in the R.C. 50 Zone – Plastics Recycling Facility

FOR the purpose of permitting the conversion of former landfill sits to sustainable plastics recycling facilities; and generally relating to uses permitted in the R.C. 50 Zone.

BY adding

Section 101.1, the definition of “Plastics Recycling Facility” listed alphabetically and Section 1A05.3.D
Baltimore County Zoning Regulations, as amended

WHEREAS, more than 25% of all garbage generated in the United States consists of discarded consumer packaging materials; and

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.
[Brackets] indicate matter stricken from existing law.
~~Strike out~~ indicates matter stricken from bill.
Underlining indicates amendments to bill.

WHEREAS, whether to meet internal sustainability goals or minimum-recycled-content standards, manufacturers are increasing their use of recycled content in consumer packaging, which will have a positive impact on the environment. However, there is an insufficient supply of usable recycled plastic to meet the demand of manufacturers for this material; and

WHEREAS, plastic recycling facilities or “polymer centers” are being developed to allow for the sorting and processing of recycled plastics and the production of high-quality recycled plastic products, including 100% post-consumer: (i) polyethylene terephthalate (“PET”) flake and pellets, (ii) polypropylene (“PP”) flake and pellets, and (iii) polyethylene (“PE”) flake and pellets, ready for use in consumer packaging; and

WHEREAS, leaders in the environmental services industry have proposed to convert former landfill sites to sustainable plastic recycling facilities or “polymer centers” in eastern Baltimore County; and

WHEREAS, the County Council finds the proposed use to be an acceptable reuse of a landfill site and supports making the necessary amendments to the Baltimore County Zoning Regulations to allow for a more sustainable and environmentally friendly use; now therefore,

1 SECTION 1. BE IT ENACTED BY THE COUNTY COUNCIL OF BALTIMORE
2 COUNTY, MARYLAND, that the Baltimore County Zoning Regulations read as follows:

3
4 ARTICLE 1 – GENERAL PROVISIONS

5 Section 101 – Definitions
6

1 § 101.1 Word usage; definitions.

2 PLASTICS RECYCLING FACILITY – A FACILITY, INCLUDING MULTIPLE
3 BUILDINGS AND OTHER STRUCTURES, THAT SORTS AND PROCESSES RECYCLED
4 PLASTICS AND PRODUCES HIGH-QUALITY RECYCLED PLASTIC PRODUCTS,
5 INCLUDING 100% POST-CONSUMER: (I) POLYETHYLENE TEREPHTHALATE (“PET”)
6 FLAKE AND PELLETS; (II) POLYPROPYLENE (“PP”) FLAKE AND PELLETS; AND (III)
7 POLYETHYLENE (“PE”) FLAKE AND PELLETS, READY FOR USE IN CONSUMER
8 PACKAGING.

9
10 ARTICLE 1A – RESOURCE CONSERVATION ZONES

11 SECTION 1A05 – R.C.20 (Critical Area) and R.C.50 (Critical Area, Agricultural) Zones

12
13 § 1A05.3. General and special land use regulations.

14 D. NOTWITHSTANDING ANY OTHER PROVISION OF THESE REGULATIONS
15 TO THE CONTRARY, A TRACT OF LAND LOCATED WITHIN THE URBAN-RURAL
16 DEMARCATION LINE THAT, AS OF JANUARY 1, 2023, WAS ZONED PRIMARILY R.C.
17 50 AND PREVIOUSLY UTILIZED AS A LANDFILL, MAY BE REDEVELOPED FOR USE
18 BY RIGHT AS A PLASTICS RECYCLING FACILITY IN COMPLIANCE WITH THIS
19 SUBSECTION, NOTWITHSTANDING ANY OTHER ZONING CLASSIFICATION WITHIN
20 THE TRACT:

21 1. A PLASTICS RECYCLING FACILITY DEVELOPED UNDER THIS
22 SECTION IS SUBJECT ONLY TO THE FOLLOWING SETBACK, HEIGHT, AND AREA
23 REQUIREMENTS:

1 A. PRINCIPAL BUILDINGS ASSOCIATED WITH A PLASTICS
2 RECYCLING FACILITY, EXCLUDING ANY SILOS OR OTHER SUPPORT
3 STRUCTURES, MUST BE LOCATED AT LEAST 700 FEET FROM ANY D.R. ZONE THAT
4 EXISTS AS OF JANUARY 1, 2023.

5 B. THE MAXIMUM HEIGHT OF PRINCIPAL BUILDINGS
6 ASSOCIATED WITH A PLASTICS RECYCLING FACILITY, EXCLUDING ANY SILOS
7 OR OTHER SUPPORT STRUCTURES, SHALL BE 60 FEET.

8 C. THE MINIMUM NUMBER OF OFF-STREET PARKING SPACES
9 PROVIDED SHALL BE ONE SPACE PER EMPLOYEE ON THE LARGEST SHIFT.

10 D. SIGNAGE FOR A PLASTICS RECYCLING FACILITY
11 DEVELOPED UNDER THIS SECTION SHALL COMPLY WITH THE REGULATIONS
12 APPLICABLE TO THE M.H. ZONE.

13 2. LANDFILLS ON TRACTS REDEVELOPED UNDER THIS SUBSECTION
14 SHALL REMAIN PERMANENTLY CLOSED AND SHALL NOT BE PERMITTED TO
15 DISPOSE OF ANY NEW MUNICIPAL SOLID WASTE ON SITE.

16 3. DEVELOPMENT OF A PROPERTY UNDER THIS SUBSECTION SHALL
17 REQUIRE A DEVELOPMENT PLAN, WHICH SHALL BE PROCESSED BY WAY OF A
18 LIMITED EXEMPTION UNDER § 32-4-106(B)(8) OF THE BALTIMORE COUNTY CODE.

19
20 SECTION 2. AND BE IT FURTHER ENACTED, that this Act shall take effect 14 days
21 after its enactment.



LEGISLATION DETAIL

LEGISLATION _____

DISPOSITION _____

ENACTED _____

EFFECTIVE _____

AMENDMENTS _____

ROLL CALL - LEGISLATION

MOTION		SECOND
AYE	NAY	
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Young
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Patoka
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Kach
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Jones
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Marks
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Ertel
<input type="checkbox"/>	<input type="checkbox"/>	Councilman Crandell

ROLL CALL - AMENDMENTS

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