



CHARLES COUNTY GOVERNMENT
Department of Planning & Growth Management

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Bill 2024-06

Zoning Text Amendment (ZTA) 22-174 Mixed Use (MX) Zone Revision to Sections 297-106 and 297-49

Bill #2024-06 proposes to amend the Mixed Use (MX) Zoning District by revising Sections 297-106 and 297-49 of the Charles County Zoning Ordinance. The Applicant is proposing to create and incorporate “Housing for Specific Populations” into large residential developments in the Mixed Use Zoning District and to allow those residential uses to have maximum substitution for commercial (office and/or retail) uses.

UPDATE: The County Commissioners held a Public Hearing on June 11, 2024. During the October 1, 2024 work session, the County Commissioners decided to hold a second Public Hearing on October 30, 2024. Public Comments remained open until December 3, 2024. A work session is scheduled for December 10, 2024. The agenda and documents can be found [HERE](#).

Staff Contact:

[Tetchiana Anderson, Planner III](#)

Project History (All documents linked in agendas)

[December 18, 2024 Planning Commission Public
Hearing Recording and Agenda](#)

[January 22, 2024, Planning Commission Video
Recording and Agenda](#)

[June 11, 2024 1st County Commissioner Public
Hearing Recording and Agenda](#)

[October 1, 2024 County Commissioner Work Session
Agenda](#) and [Recording](#)

[October 30, 2024 2nd County Commissioner Public
Hearing Recording and Agenda](#)