

Bill No.: \_\_\_\_\_

Requested: \_\_\_\_\_

Committee: \_\_\_\_\_

Drafted by: Hollen

Typed by: Fran

Stored – 02/07/23

Proofread by \_\_\_\_\_

Checked by \_\_\_\_\_

By: **Prince George’s County Delegation**

A BILL ENTITLED

1 AN ACT concerning

2 **Prince George’s County – Land Use – Development of Neglected Property**

3 **PG 406–23**

4 FOR the purpose of authorizing Prince George’s County to exercise powers of eminent  
5 domain to acquire and develop or redevelop certain neglected property located in the  
6 county that has been designated as a transit–oriented development and is located  
7 within a business development district; and generally relating to eminent domain in  
8 Prince George’s County.

9 BY repealing and reenacting, without amendments,  
10 Article – Land Use  
11 Section 25–101  
12 Annotated Code of Maryland  
13 (2012 Volume and 2022 Supplement)

14 BY adding to  
15 Article – Land Use  
16 Section 25–403  
17 Annotated Code of Maryland  
18 (2012 Volume and 2022 Supplement)

---

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.



1 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,  
2 That the Laws of Maryland read as follows:

3 **Article – Land Use**

4 25–101.

5 This title applies only in Prince George’s County.

6 **25–403.**

7 **(A) (1) IN THIS SECTION THE FOLLOWING WORDS HAVE THE MEANINGS**  
8 **INDICATED.**

9 **(2) “BUSINESS IMPROVEMENT DISTRICT” MEANS A BUSINESS**  
10 **IMPROVEMENT DISTRICT ESTABLISHED UNDER TITLE 12, SUBTITLE 4 OF THE**  
11 **ECONOMIC DEVELOPMENT ARTICLE IN THE COUNTY.**

12 **(3) “NEGLECTED PROPERTY” MEANS IMPROVED OR UNIMPROVED**  
13 **REAL PROPERTY THAT:**

14 **(I) IS ZONED FOR COMMERCIAL, INDUSTRIAL, OR**  
15 **NONRESIDENTIAL USE BY THE DISTRICT COUNCIL; AND**

16 **(II) HAS BEEN ABANDONED, BLIGHTED, OR CONDEMNED.**

17 **(4) “TRANSIT-ORIENTED DEVELOPMENT” HAS THE MEANING STATED**  
18 **IN § 7–101 OF THE TRANSPORTATION ARTICLE.**

19 **(B) THE COUNTY MAY EXERCISE THE POWER OF EMINENT DOMAIN ON**  
20 **NEGLECTED PROPERTY IN AN AREA THAT:**

21 **(1) HAS BEEN DESIGNATED AS A TRANSIT-ORIENTED DEVELOPMENT;**  
22 **AND**

23 **(2) IS LOCATED IN A BUSINESS DEVELOPMENT DISTRICT.**

24 **(C) NEGLECTED PROPERTY OBTAINED UNDER THIS SECTION IS INTENDED**

1 **TO BE DEVELOPED OR REDEVELOPED FOR AN ECONOMIC DEVELOPMENT PURPOSE**  
2 **IN THE COUNTY.**

3 **(D) LAND OR PROPERTY TAKEN BY THE COUNTY THROUGH THE EXERCISE**  
4 **OF EMINENT DOMAIN UNDER THIS SECTION MAY NOT BE TAKEN WITHOUT JUST**  
5 **COMPENSATION, AS AGREED ON BETWEEN THE PARTIES, OR AWARDED BY A JURY,**  
6 **BEING FIRST PAID OR TENDERED TO THE PARTY ENTITLED TO THE COMPENSATION,**  
7 **IN ACCORDANCE WITH TITLE 12 OF THE REAL PROPERTY ARTICLE.**

8 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect  
9 October 1, 2023.