

COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 1993, Legislative Day No. 2

Bill No. 12-93

Introduced by Mrs. Clagett, Councilwoman

By the County Council, January 19, 1993

Introduced and first read on January 19, 1993
Public Hearing set for and held on January 19, 1993
Public Hearing on AMENDED BILL set for and held on February 17, 1993

By Order: Judy C. Holmes, Administrative Officer

A BILL ENTITLED

1	AN ORDINANCE concerning: Zoning - Sanitary Landfills - Rubble Landfills
2 3 4 5	FOR the purpose of adopting new special exception criteria to regulate sanitary landfills operated solely for the disposal of rubble: defining "rubble" as a separate category under the definition of "sanitary landfill"; providing new criteria for sound and sight
6	abatement, hours of operation, erosion and sediment control, dust control, and fire
7	protection; providing criteria for the rescission, suspension, or modification of a
8	special exception for a sanitary landfill operated solely for the disposal of rubble; and
9	generally relating to the disposal of rubble at sanitary landfills.
10	DV secolises and seconding with amendments Article 29, 881, 101/57), 11, 112, and
11 12	BY repealing and reenacting, with amendments: Article 28, §§1-101(57), 11-112, and 12-242(a)
13	Anne Arundel County Code (1985, as amended)
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15	BY adding: Article 28, §§1-101(4B) and (55B) and 12-242(b)
16	Anne Arundel County Code (1985, as amended)
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18	BY renumbering: Article 28, §§1-101(4B) and 12-242(b) and (c) to be §§1-101(4C) and
19	12-242(c) and (d), respectively
20	Anne Arundel County Code (1985, as amended)
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22	SECTION 1. Be it enacted by the County Council of Anne Arundel County, Maryland,
23	that Article 28, §§1-101(4B) and 12-242(b) and (c) of the Anne Arundel County Code
24	(1985, as amended) are hereby renumbered to be §§1-101(4C) and 12-242(c) and (d),
25	respectively.
26 27	SECTION 2. And be it further enacted, That Section(s) of the Anne Arundel County
28	Code (1985, as amended) read as follows:

Underlining indicates amendments to bill.

Strikeover indicates matter stricken from bill by amendment.

ARTICLE 28 ZONING Title 1. General Provisions

1-101. Definitions-Generally.

- (4B) "APPROVED EROSION AND SEDIMENT CONTROL PLAN" MEANS A PLAN THAT MEETS THE CRITERIA SET FORTH IN COMAR 26.09.01 AND ARTICLE 21, TITLE 2 OF THIS CODE.
 - (55B) "RUBBLE" MEANS ACCEPTABLE WASTES AS STATED IN COMAR 26.04.07.13B.
 - (57) "Sanitary landfill" means:
- (I) a planned and systematic method of refuse disposal in which waste material is placed in the earth in layers, then compacted and covered with earth or other approved cover material at the end of each day of operation; OR
 - (II) A PLANNED AND SYSTEMATIC METHOD FOR THE DISPOSAL OF RUBBLE.

Title 11. Rezonings, Special Exceptions, and Variances

- 11-112. Rescission, suspension, or modification of approval.
- (a) EXCEPT AS PROVIDED IN SUBSECTION (B) OF THIS SECTION, THE [The] approval of a rezoning or the grant of a special exception or variance shall be rescinded if:
- (1) the approval or grant is based on a fraudulent misrepresentation of material information stated in the application, testimony, site plans, or other supporting documents; or
- (2) the use of the respective property deviates from the approved site plan or zoning conditions imposed.
- (B) THE GRANT OF A SPECIAL EXCEPTION FOR A SANITARY LANDFILL OPERATED SOLELY FOR THE DISPOSAL OF RUBBLE MAY BE RESCINDED. SUSPENDED, OR MODIFIED BY THE ADMINISTRATIVE HEARING OFFICER ON MOTION OF THE COUNTY, AN AGGRIEVED PARTY, OR THE OFFICER'S OWN INITIATIVE IF:
- (1) THE MOTION CONTAINS SUFFICIENT FACTS AND EVIDENCE MADE UNDER OATH FOR THE OFFICER TO FIND THAT THE MOVING PARTY AT A HEARING WOULD BE ABLE TO MAKE A *PRIMA FACIE* SHOWING THAT WOULD PERMIT THE OFFICER TO MAKE A FINDING REQUIRED UNDER PARAGRAPH (A)(2) OF THIS SECTION; AND
 - (2) THE OFFICER FINDS AFTER A HEARING THAT:
- (I) THE APPROVAL OR GRANT IS BASED ON A FRAUDULENT MISREPRESENTATION OF MATERIAL INFORMATION STATED IN THE APPLICATION, TESTIMONY, SITE PLANS, OR OTHER SUPPORTING DOCUMENTS; OR
- (II) THE USE OF THE PROPERTY MATERIALLY DEVIATES FROM THE APPROVED SITE PLAN OR ZONING CONDITIONS IMPOSED.
- (C) [(b)] If an approval of a rezoning or a grant of a special exception or variance is rescinded as provided in subsection (a) OR (B) of this section, then in addition to other remedies at law or equity, the use of the property shall be restricted to the use permitted immediately before the approval or grant.

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3. THE ANNUAL VOLUME ACCEPTED AT THE OTHER LANDFILLS DURING THE PREVIOUS FIVE YEARS OR SINCE INITIATION OF OPERATION, WHICHEVER IS AS ESTABLISHED BY STATE AND COUNTY RECORDS: AND

4. THE TOTAL ESTIMATED VOLUME OF RUBBLE PROJECTED TO BE GENERATED WITHIN THE COUNTY IN THE NEXT THREE YEARS, AS CERTIFIED BY THE DEPARTMENT OF PUBLIC WORKS: AND

(II) THERE WILL NOT BE A MATERIAL NEGATIVE IMPACT ON THE ENVIRON-MENT AND, INSOFAR AS POSSIBLE, THERE WILL BE AN ENVIRONMENTAL BENEFIT IF THE SPECIAL EXCEPTION IS GRANTED:

(2) THE APPLICANT PROVIDES AN APPROVED EROSION AND SEDIMENT CONTROL

15 16 00 13) THE ACTIVE OPERATION IS SURROUNDED BY FENCING OR SCREENING THAT IS 17,50 SIX FEET HIGH OR SCREENED BY NATURAL BARRIERS SUFFICIENT TO DETER UNAUTHORIZED ENTRY INTO THE LANDFILL: 18

19 20 of PLA (4) LOCKABLE GATES ARE PROVIDED AT EACH POINT OF ENTRY IN ORDER TO 21 15T LIMIT ACCESS TO THE LANDFILL:

(5) THE LAND AREA FOR THE OPERATION IS AT LEAST 100 ACRES;

(6) THE OPERATION DOES NOT ENCROACH INTO THE CRITICAL AREA OR THE 25 26 NATURAL 100-YEAR FLOODPLAIN OF A STREAM, TRIBUTARY AREA, CREEK, RIVER, OR 27 NATURAL WATERCOURSE

(7) PLANS AND MATERIALS ARE SUBMITTED TO SHOW:

mU5700 (I) ALL EXISTING AND FINISHED GRADES AND EARTHWORKS IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENT CONTROL PLAN:

(II) THE GENERAL VICINITY OF FILL COLLECTION:

(III) PROVISIONS FOR GRADING FILL ON A SCHEDULED BASIS:

(IV) THE TIME OF COMPLETION OF THE PROPOSED FILL:

(V) THE PROPOSED FUTURE USE OF THE PROPERTY: AND

(VI) COMPUTATION OF FLOODPLAIN, CRITICAL AREA, ALL NONTIDAL WETLANDS, SIGNIFICANT FORESTED AREAS, AND ALL SENSITIVE AREAS AS DEFINED BY STATE REGULATIONS AND ARTICLE 21, TITLE 2 OF THIS CODE; AND

46 N J 8 T G 60 W (VID) WHERE ANY PORTION OF THE SITE IS WITHIN 500 FEET OF A WETLAND OR STREAM. THE ENVIRONMENTAL IMPACT ON THE WETLAND OR STREAM:

(VIII) THE SOILS, GEOLOGY, AND HYDROLOGY OF THE SITE, INCLUDING:

1. WELL COMPLETION REPORTS FILED WITH THE HEALTH DEPARTMENT FOR ALL PRODUCTION WELLS WITHIN THREE-OUARTERS OF A MILE OF THE SITE INCLUDING TABULATION OF THE DEPTH, SCREEN TYPE, PRODUCTIVITY, LITHOLOGY PENETRATED, AND WATER LEVEL FOR EACH WELL:

mo Tow 2. THE GEOLOGICAL FORMATION UNDER AND IN CLOSE PROXIMITY TO THE SITE AND THE HYDROGEOLOGIC RELATIONSHIP BETWEEN THE FORMATIONS:

3. THE OCCURRENCE AND DIRECTION OF GROUNDWATER FLOW UNDER THE SITE:

4. A COMPREHENSIVE ANALYSIS SHOWING WATER ELEVATION CALCULA-I 2 TIONS FOR THE MONTH THAT REPRESENTS THE HIGHEST OBSERVED WATER ELEVATIONS 3 OVER A 12-MONTH PERIOD AND THE MONTH THAT REPRESENTS THE MOST DEPRESSED GROUND WATER CONDITION OVER A 12-MONTH PERIOD: 4 5 MUSTOW 6 5. AN ANALYSIS OF THE GROUNDWATER IN THE UNCONFINED AQUIFER UNDER THE SITE FOR THE CHEMICAL PARAMETERS LISTED IN COMAR 26.04.07.15; AND 7 8 6. PROJECTED POTENTIALS FOR THE VERTICAL AND HORIZONTAL 9 MOVEMENT OF LEACHATE POLLUTANTS FROM THE PROPOSED LANDFILL INTO THE 10 WATERS OF THE COUNTY AND THE STATE: 11 REQUIRED BY THE COUNTY, THAT MEETS ALL COUNTY, STATE, AND FEDERAL 12 13 14 REGULATIONS: 15 16 17 (X) OUARTERLY SAMPLING DATA FOR A 12-MONTH PERIOD FOR THE 18 CHEMICAL PARAMETERS OF THE CHEMICALS LISTED IN COMAR 26,04.07,15; AND 19 MUSTHOW (XI) A COMPREHENSIVE PLAN FOR THE MONITORING OF GROUNDWATER 20 QUALITY ON THE PERIMETER OF THE SITE AS REQUIRED BY THE HEALTH DEPARTMENT 21 22 AND THE MARYLAND DEPARTMENT OF THE ENVIRONMENT: 23 OK (8) THE HOURS OF OPERATION ARE LIMITED TO 7:00 A.M. TO 5:00 P.M. MONDAY 24 25 THROUGH FRIDAY; 26 27 (9) AFTER COMPLETION OF THE OPERATION: 28 in station (I) THE SITE OF THE LANDFILL IS GRADED AND STABILIZED IN ACCORDANCE 29 WITH THE APPROVED EROSION AND SEDIMENT CONTROL PLAN; AND 30 31 MUS (II) AN EASEMENT IS GRANTED TO THE COUNTY THAT RESTRICTS FUTURE 32 USE OF THE SITE TO ACTIVITY COMPATIBLE WITH A RECLAIMED RUBBLE LANDFILL 33 SUCH AS AGRICULTURAL, RECREATIONAL, OR OPEN SPACE USE; 34 35 MOOING (10) EXCEPT FOR A TEMPORARY BUILDING THAT IS NECESSARY FOR OPERATION 36 OF THE LANDFILL, A BUILDING PERMIT MAY BE ISSUED ONLY FOR A STRUCTURE THAT IS TO BE USED FOR RECREATIONAL PURPOSES; 38 40 0 (11) THE OPERATION DOES NOT ACCEPT HAZARDOUS WASTE, INCLUDING OIL 41 PEPRODUCTS AND PATHOGENIC OR INCENDIARY MATERIAL, AS FILL; (12) COMMENTS ARE RECEIVED FROM THE FIRE MARSHAL, THE HEALTH OFFICER, THE DEPARTMENT OF INSPECTIONS AND PERMITS, AND THE DEPARTMENT OF PUBLIC WORKS THAT EACH OF THEM HAS NO OBJECTION TO THE SPECIAL EXCEPTION: (13) ANY AREA USED TO DEPOSIT RUBBLE IS LOCATED AT LEAST 1,000 FEET FROM ANY DWELLING OR INSTITUTIONAL OR INDUSTRIAL BUILDING; (14) EACH OPERATION MEETS THE FOLLOWING CRITERIA: 52 MUSUGO (I) THE SOUND LEVEL AT THE NEAREST DWELLING MAY NOT EXCEED AN AVERAGE 55 DBA AT THE DWELLING: 55 MYST (II) PEAK SOUND LEVELS MAY NOT EXCEED 60 DBA AND AVERAGE SOUND LEVELS MAY NOT EXCEED 55 DBA BETWEEN THE HOURS OF 7:00 A.M. AND 5:00 P.M; AND 58,41575 NOW (III) SOUND LEVELS SHALL BE MEASURED AT THE HIGHEST NORMALLY ACCESSIBLE LOCATION OF EACH AFFECTED DWELLING TO A MAXIMUM HEIGHT OF 30

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لوالة لماكي (IV) THE OPERATION IS TOTALLY OBSCURED FROM THE SIGHT OF THE AFFÉCTED DWELLING AT THE HIGHEST NORMALLY ACCESSIBLE LOCATION OF THE DWELLING TO A MAXIMUM HEIGHT OF 30 FEET ABOVE GRADE, EXCEPT THAT DURING THE TIMES SET FORTH IN SUBSECTION (B)(8) OF THIS SECTION, THE OPERATION SHALL BE OBSCURED FROM THE SIGHT OF THE DWELLING TO THE EXTENT PRACTICAL:

MUSTOW (V) UNLESS SHOWN TO BE UNFEASIBLE AND AN ACCEPTABLE ALTERNATIVE IS PROVIDED, BERMS SHALL BE USED AS THE PRIMARY METHOD OF SIGHT OBSTRUCTION AND SOUND ABATEMENT:

(VI) THE CONSTRUCTION OF BERMS SHALL BE UNDERTAKEN IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENT CONTROL PLAN AND IN THE FOLLOWING MANNER:

WA2240A I. EACH BERM SHALL BE CONSTRUCTED WITH ACCEPTABLE FILL MATERIAL LIMITED TO:

A. ROCK AND SIMILAR IRREDUCIBLE MATERIALS SUCH AS CONCRETE, NON-REFRACTORY BRICK, AND ASPHALT CREATED AS A RESULT OF CONSTRUCTION ACTIVITIES, MINING, OR REGRADING PROJECTS WITHOUT LIMIT AS TO SIZE, PROVIDED VOIDS ARE NOT FORMED INTO WHICH OVERLAYING SOILS MAY BE WASHED; AND

- B. TOPSOIL INTERMITTENTLY LAYERED WITH NON-ORGANIC SOIL:
- 2. AT LEAST 12 INCHES OF SOIL SHALL COVER ALL ROCK OR IRREDU-CIBLE MATERIALS WITH A MAXIMUM DIMENSION GREATER THAN EIGHT INCHES; AND
 - 3. ALL BERMS SHALL BE STABILIZED WITH SUITABLE VEGETATION; AND
- 4. THE AMOUNT OF RUBBLE SHALL BE LIMITED SO THAT CONSTRUCTION OF THE BERMS IS NOT USED AS A MEANS TO INCREASE THE PERMITTED CAPACITY OF THE LANDFILL:
- (VII) AN EXCAVATION MAY NOT EXCEED A DEPTH OF 50 FEET BELOW THE EXISTING SURROUNDING GRADE WITH ANGLE OF REPOSE MAINTAINED DURING THE EXCAVATION AND THE SITE GRADED OR BENCHED IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENT CONTROL PLAN TO ENSURE SAFETY AT ALL TIMES:
- M 3 10 (VIII) ANY NOISE ABATEMENT ACTIVITY SHALL BE LOCATED AT LEAST 300 FEET FROM THE AFFECTED DWELLING AND AT LEAST 100 FEET FROM THE PROPERTY
- MUST SHOW NOT OK
 MUST SHOW (IX) THE HEIGHT OF THE RUBBLE LANDFILL MAY NOT EXCEED 30 FEET ABOVE THE NATURAL GRADE OF THE SURROUNDING LAND AND THE FINISHED SLOPE SHALL BE FOUR TO ONE OR LESS:
 - (15) COUNTY INSPECTORS ARE PERMITTED ENTRY ONTO THE SITE OF THE OPERATION DURING THE TIMES SET FORTH IN SUBSECTION (B)(8) OF THIS SECTION TO ENSURE COMPLIANCE WITH:
 - ore (I) THE TERMS OF ANY SPECIAL EXCEPTION THAT MAY BE GRANTED AND THE REQUIREMENTS OF THIS SUBSECTION: AND
 - (II) THE APPROVED EROSION AND SEDIMENT CONTROL PLAN;
- 56 my 5000 (16) ALL SIGNIFICANT ARCHAEOLOGICAL SITES ARE IDENTIFIED AND PRESERVED UNDER THE SUPERVISION OF THE OFFICE OF PLANNING AND ZONING:
 - (17) THE FOLLOWING FIRE PROTECTION MEASURES ARE UNDERTAKEN:
 - (I) RUBBLE MAY NOT BE BURNED:

(II) FIRE BREAKS AT LEAST THREE FEET WIDE BETWEEN FILL TRENCHES AND CELLS OR ALTERNATE METHODS APPROVED BY THE COUNTY ARE PROVIDED AND 2 MAINTAINED IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENT CONTROL 3 4 PLAN AND; 5 (IV) THE FOLLOWING ARE PROVIDED. AS APPROVED BY THE COUNTY FIRE 6 MARSHAL: 7 8 AN ADEQUATE SUPPLY OF WATER AVAILABLE AT THE SITE; 9 10 2. A STOCKPILE OF COVER MATERIAL MAINTAINED REASONABLY CLOSE 11 TO THE WORKING FACE OF THE FILL AND; 12 13 3. ANY OTHER MEANS AND DEVICES AGREEABLE TO THE COUNTY FIRE 14 15 MARSHAL: 16 17 MUST (18) WITHIN 30 DAYS BEFORE COMMENCEMENT OF THE OPERATION AND AT LEAST ANNUALLY THEREAFTER, TESTING AS APPROVED BY THE HEALTH DEPARTMENT, 18 IS UNDERTAKEN TO ENSURE THAT THE OPERATION DOES NOT AFFECT DRINKING WATER 19 OR GROUNDWATER OF PROPERTIES CONTIGUOUS TO THE OPERATION; 20 22 mustylow (19) A PERMANENT LEGIBLE SIGN APPROVED BY THE OFFICE OF PLANNING AND ZONING MEASURING AT LEAST FOUR FEET BY EIGHT FEET AND INDICATING THE 23 PROPERTY HAS BEEN APPROVED FOR A SANITARY LANDFILL OPERATED SOLELY FOR 24 THE DISPOSAL OF RUBBLE IS ERECTED AND MAINTAINED ALONG EACH ABUTTING ROAD 25 AND AT EACH ENTRANCE TO THE OPERATION: 26 27 (20) ACCESS TO THE OPERATION IS PROVIDED FROM A COLLECTOR ROAD, AN 28 ARTERIAL ROAD, OR A MAJOR HIGHWAY; 29 31 STE 100 5 (21 32 PRESIDENT (21 (21) THE OPERATION USES THE BEST AVAILABLE MEANS, INCLUDING THE INSTALLATION OF A WHEEL WASHER OR SIMILAR DEVICE, TO CONTAIN DUST AND DIRT 34 CONTROL PLAN; AND
35 (405) (51) WITHIN THE SITE IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENT (22) THE OPERATION MAINTAINS RECORDS SPECIFYING THE TYPE AND AMOUNT OF MATERIAL DEPOSITED AND ITS PLACE OF ORIGIN FOR EACH TRUCKLOAD, SUCH 37 RECORDS TO BE AVAILABLE FOR INSPECTION BY THE COUNTY. 38 (C) THE TERM OF A SPECIAL EXCEPTION FOR A SANITARY LANDFILL OPERATED SOLELY FOR THE DISPOSAL OF RUBBLE SHALL BE CONCURRENT WITH A PERMIT OR ANY 41 EXTENSION OF A PERMIT FOR THE OPERATION THAT IS ISSUED BY THE STATE. 42 43 SECTION 3. And be it further enacted, That each sanitary landfill operation, including 44 a rubble landfill, operated solely for the disposal of rubble that received a special exception 45 for a sanitary landfill, including a rubble landfill, before January 19, 1993 shall be 46 discontinued not later than January 19, 1998 unless the operation is: 47 48 1. in compliance with the criteria set forth in Bill No. 12-93; 49 50

and the communities located near the operation.

SECTION 4. And be it further enacted, That during any phaseout period or the term of a community benefit agreement, closure agreement, or inspection agreement with the County, the operation shall be governed by the provisions of Bill No. 98-92.

3. subject to a community benefit agreement entered into with the County that, in the

opinion of the County Executive and the County Council, protects and benefits the County

2. subject to a closure agreement or inspection agreement with the County; or

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SECTION 5. And be it further enacted, That any special exception for a sanitary landfill, including a rubble landfill, operated solely for the disposal of rubble granted on or after January 19, 1993 shall be governed by the provisions of Bill No. 12-93.

SECTION 6. And be it further enacted. That if any provision of this Ordinance or the application thereof to any person or circumstance is held invalid for any reason in a court of competent jurisdiction, the invalidity does not affect other provisions or any other application of this Ordinance which can be given effect without the invalid provision or application, and for this purpose the provisions of this Ordinance are declared severable.

SECTION 6: 7, And be it further enacted, That this Ordinance shall take effect 45 days from the date it becomes law.

AMENDMENTS ADOPTED February 1, 1993

READ AND PASSED, as amended, this 17th day of February, 1993

By Order:

Judy C. Holmes Administrative Officer

PRESENTED to the County Executive for his approval this 18th day of February, 1993

Judy C. Holmes
Administrative Officer

APPROVED AND ENACTED this 26 day of February, 1993

Robert R. Neall County Executive

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF BILL NO. 12-93, THE ORIGINAL OF WHICH IS RETAINED IN THE FILES OF THE COUNTY COUNCIL.

Judy C. Holmes

Administrative Officer