

COUNTY COUNCIL OF BALTIMORE COUNTY, MARYLAND  
Legislative Session 2025, Legislative Day No. 12

Bill No. 48-25

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Mr. Wade Kach, Councilman

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By the County Council, July 7, 2025

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A BILL  
ENTITLED

AN ACT concerning

Zoning Regulations – Solar Facilities – Prime Farmland

FOR the purpose of prohibiting Solar Facilities on land in the R.C. Zones that constitutes Prime Farmland; and generally relating to Solar Facilities.

BY repealing and re-enacting, with amendments

Section 4F-102  
Baltimore County Zoning Regulations, as amended

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

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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.

ARTICLE 4F – SOLAR FACILITIES

§ 4F-102. Location of Solar Facilities.

A. Subject to Paragraph B, a solar facility is permitted only by special exception in the R.C. 2, R.C. 3, R.C. 4, R.C. 5, R.C. 6, R.C. 7, R.C. 8, B.L., B.M., M.R., M.L.R., and M.H. Zones of the County.

B. The allocation of land for solar facilities in the County is limited to the following:

1. A solar facility permitted under this article in the R.C. Zones only shall not be located:

A. [within] WITHIN 300 feet of the nearest wall of a residential building, another property with an existing solar facility, or another property for which a petition for special exception under paragraph A has received zoning approval for a solar facility; OR

B. ON LAND THAT CONSTITUTES PRIME FARMLAND AS THAT TERM IS DEFINED BY THE UNITED STATES DEPARTMENT OF AGRICULTURE.

2. No more than ten solar facilities may be located in a councilmanic district.

3. The Director of Permits, Approvals, and Inspections shall maintain a record of all permits issued for a solar facility in the County, including the location and councilmanic district for each such facility, and shall keep a current accounting of the number of facilities in each councilmanic district under this paragraph.

4. Upon reaching the threshold of ten solar facilities in a councilmanic district, no additional permits shall be issued for a solar facility in that district unless an existing facility previously approved under this article has been removed pursuant to Section 4F-107.

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