



**Introduced: November 20, 2023**

**Adopted: December 18, 2023**

**Effective: February 1, 2023**

**ORDINANCE O-05-2023**

**AN ORDINANCE OF THE COUNCIL OF LANDOVER HILLS  
AMENDING THE CODE OF THE TOWN OF LANDOVER HILLS, CHAPTER 74  
“PROPERTY MAINTENANCE,” § 7402 “LOT MAINTENANCE” TO ADD  
RESTRICTIONS RELATING TO OUTDOOR STORAGE**

**WHEREAS**, pursuant to Md. Code Ann., Local Government, § 5-202, the Council of Landover Hills (hereinafter “the Council”) has the general power to adopt such ordinances as it may deem necessary in order to assure the good government of the Town of Landover Hills, to protect and preserve the Town’s rights, property, and privileges, to preserve peace and good order, to secure persons and property from danger and destruction, and to protect the health, comfort and convenience of the residents of the Town; and

**WHEREAS**, pursuant to § 502 of the Charter of the Town of Landover Hills, the Council of Landover Hills has the authority to adopt ordinances to protect and preserve the health of the Town and its inhabitants, to inspect, regulate and abate any unsanitary conditions or conditions detrimental to the health, and to compel the owner or occupant of any premises within the Town, to abate or clean an filthy or unwholesome condition; and

**WHEREAS**, pursuant to this authority, the Council enacted Chapter 74 “Property Maintenance” of the Code of the Town of Landover Hills, and, specifically, § 7402 “Lot Maintenance”; and

**WHEREAS**, the Council desires to preserve property values in the Town and to ensure that no unhealthy situations are created by amending the Town’s Property Maintenance Code to further clarify the type of outdoor storage that is prohibited in the Town of Landover Hills.

**NOW, THEREFORE, BE IT ORDAINED** by the Council of Landover Hills, in regular session assembled, that Chapter 74 “Property Maintenance,” § 7402 “Lot Maintenance” of the Code of the Town of Landover Hills be and hereby is amended to read as follows:

Section 7402 Lot Maintenance

\*

\*

\*



(F) ~~Use of Household or Commercial Items~~ **OUTDOOR STORAGE**

It shall be unlawful for any property owner, renter, lessee or occupant to locate, **KEEP** or store **IN AN UNROOFED AREA ON A PROPERTY ANY GOODS, MATERIAL, HOUSEHOLD ITEMS, INCLUDING furniture, or any appliance which is APPLIANCES, AND ANY OTHER ITEMS THAT ARE** not designed for outdoor use, or any ~~household or~~ commercial items, in any outdoor area (including **DRIVEWAYS**, porches and carports) or in ~~the~~ **ANY** yard of any residential property **FOR MORE THAN 24 HOURS, REGARDLESS OF WHETHER IT IS COVERED BY A TARP OR OTHER SIMILAR COVER. "UNROOFED AREA" SHALL MEAN IN ANY MANNER OTHER THAN IN A WHOLLY ENCLOSED BUILDING OR STRUCTURE.** "Designed for outdoor use" shall mean furniture or objects constructed of a material such as treated wood, treated fabric, plastic, metal, aluminum, vinyl or other material specifically designed to be resistant to the deteriorating effects of exposure to the elements. "Items designed for outdoor use" does not include furniture such as couches, sofas and chairs intended, as made evident by their construction, for indoor use.


\* \* \*

**BE IT FURTHER ORDAINED**, that this ordinance shall take effect twenty (20) days from the date of passage.

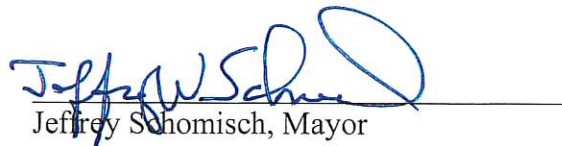
**INTRODUCED** by the council of the Town of Landover Hills, Maryland, at a regular meeting on November 20, 2023.

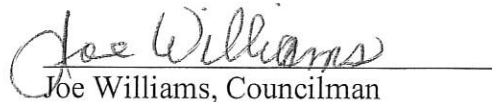
**ADOPTED** by the Council of the Town of Landover Hills, Maryland, at a regular meeting on December 18, 2023.

WITNESS:

  
Rommel Pazmino, Town Manager

TOWN OF LANDOVER HILLS

  
Jeffrey Schomisch, Mayor

  
Joe Williams, Councilman

---

**BOLDFACED SMALL CAPS:** Indicate language added to the Code of the Town of Landover Hills.  
~~Strikethrough:~~ Indicates language that is being deleted from the Code of the Town of Landover Hills.  
\*\*\* Asterisks: Indicate language in the Code of the Town of Landover Hills that remains unchanged and is not reproduced in the Ordinance.



*Mike Walker*

Mike Walker, Councilman

*Todd Over*

Todd Over, Councilman

*Jeanette Ripley*

Jeanette Ripley, Vice Mayor

*Kathleen Walker*

Kathleen Walker, Councilwoman

*Glenda Johnson*

Glenda Johnson, Councilwoman

---

**BOLDFACED SMALL CAPS:** Indicate language added to the Code of the Town of Landover Hills.

~~Strikethrough~~ Indicates language that is being deleted from the Code of the Town of Landover Hills.

\*\*\* Asterisks: Indicate language in the Code of the Town of Landover Hills that remains unchanged and is not reproduced in the Ordinance.