

**174B. Scope.**

*It is hereby found and declared that there exist in Howard County blighted areas, or slum conditions which require rehabilitation with the aid and assistance of Howard County; that the existence of such areas contributes to the spread of crime and disease, constitutes an economic and moral liability, decreases the tax base, reduces tax revenues, increases juvenile delinquency, aggravates, traffic conditions and causes numerous traffic problems due to poor street design and layout; that the prevention and elimination of slum and blighted areas is a matter of public policy of the State of Maryland and Howard County. It is further found and declared that the existence of these conditions makes it necessary to acquire private property for Urban Renewal development and redevelopment and such acquisition is hereby declared to be for a public purpose.*

**174C. Definitions.**

(a) *The following terms wherever used or referred to in this Act, shall have the following meanings, unless a different meaning is clearly indicated by the context:*

(b) *“Federal Government” shall include the United States of America or any agency or instrumentality, corporate or otherwise, of the United States of America.*

(c) *“Slum Area” shall mean any area where dwellings predominate, which, by reason of depreciation, over-crowding, faulty arrangement or design, lack of ventilation, light or sanitary facilities, or any combination of these factors, are detrimental to the public safety, health or morals.*

(d) *“Blighted Area” shall mean an area in which a majority of buildings have declined in productivity by reason of obsolescence, depreciation or other causes to an extent they no longer justify fundamental repairs and adequate maintenance.*

(e) *“Urban Renewal Project” shall mean undertakings and activities of Howard County in an urban renewal area for the elimination and for the prevention of, the development, or spread of slums and blight, and may involve slum clearance and redevelopment in an urban renewal area, or rehabilitation or ~~conservation~~ CONSERVATION OR CODE ENFORCEMENT in an urban renewal area, or any combination or part thereof in accordance with an urban renewal plan. Such undertakings and activities may include—*

(1) *acquisition of a slum or blighted area or portion thereof;*

(2) *demolition and removal of buildings and improvements;*

(3) *installation, construction, or reconstruction of streets, utilities, parks, playgrounds, and other improvements necessary for carrying out in the urban renewal area the urban renewal objectives of this Act in accordance with the urban renewal plan;*

(4) *disposition of any property acquired in the urban renewal area (including sale, leasing or retention by the County itself) at its fair value for uses in accordance with the urban renewal plan;*

(5) *carrying out plans for a program of voluntary or compulsory repair and rehabilitation of buildings or other improvements in accordance with the urban renewal plan; and*