

CITY OF BALTIMORE
ORDINANCE 24-410
Council Bill 24-0578

Introduced by: Councilmember Torrence
At the request of: Harford Holdings LLC, c/o Jade Naylor
Address: PO Box 1092, Bowie, Maryland 21215
Telephone: (301) 850-3027

Introduced and read first time: August 26, 2024

Assigned to: Ways and Means Committee

Committee Report: Favorable

Council action: Adopted

Read second time: October 21, 2024

AN ORDINANCE CONCERNING

**Zoning – Conditional Use Conversion of a Single-Family Dwelling Unit
to 3 Dwelling Units in the R-8 Zoning District –
2732 Reisterstown Road**

FOR the purpose of permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 3 dwelling units in the R-8 Zoning District on the property known as 2732 Reisterstown Road (Block 3250, Lot 017), as outlined in red on the accompanying plat; and granting variances from off-street parking requirements; and providing for a special effective date.

BY authority of
Article 32 - Zoning
Sections 5-201(a) and 9-701(2)
Baltimore City Revised Code
(Edition 2000)

SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE, That permission is granted for the conversion of a single-family dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 2732 Reisterstown Road (Block 3250, Lot 017), as outlined in red on the plat accompanying this Ordinance, in accordance with Baltimore City Zoning Code §§ 5-201(a) and 9-701(2), subject to the condition that the building complies with all applicable federal, state, and local licensing and certification requirements.

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.
Underlining indicates matter added to the bill by amendment.
~~Strike-out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.


Council Bill 24-0578

1 **SECTION 2. AND BE IT FURTHER ORDAINED,** That as evidence of the authenticity of the
2 accompanying plat and in order to give notice to the agencies that administer the City Zoning
3 Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council
4 shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat;
5 and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the
6 Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of
7 Housing and Community Development, the Supervisor of Assessments for Baltimore City, and
8 the Zoning Administrator.

9 **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it is
10 enacted.

Council Bill 24-0578

Certified as duly passed this 4 day of November, 2024



President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,
this 4 day of November, 2024



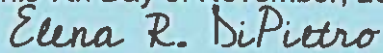
Chief Clerk

Approved this 27th day of November, 2024



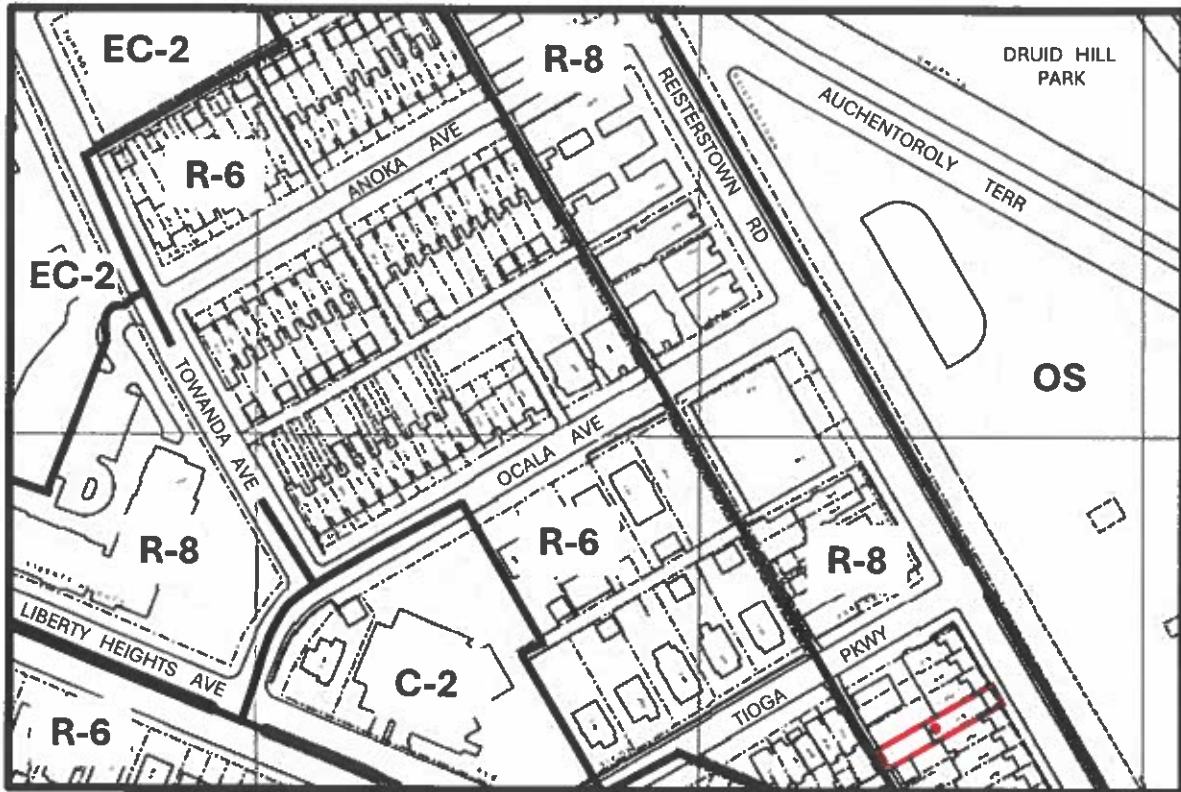
Mayor, Baltimore City

Approved for Form and Legal Sufficiency
This 7th Day of November, 2024.

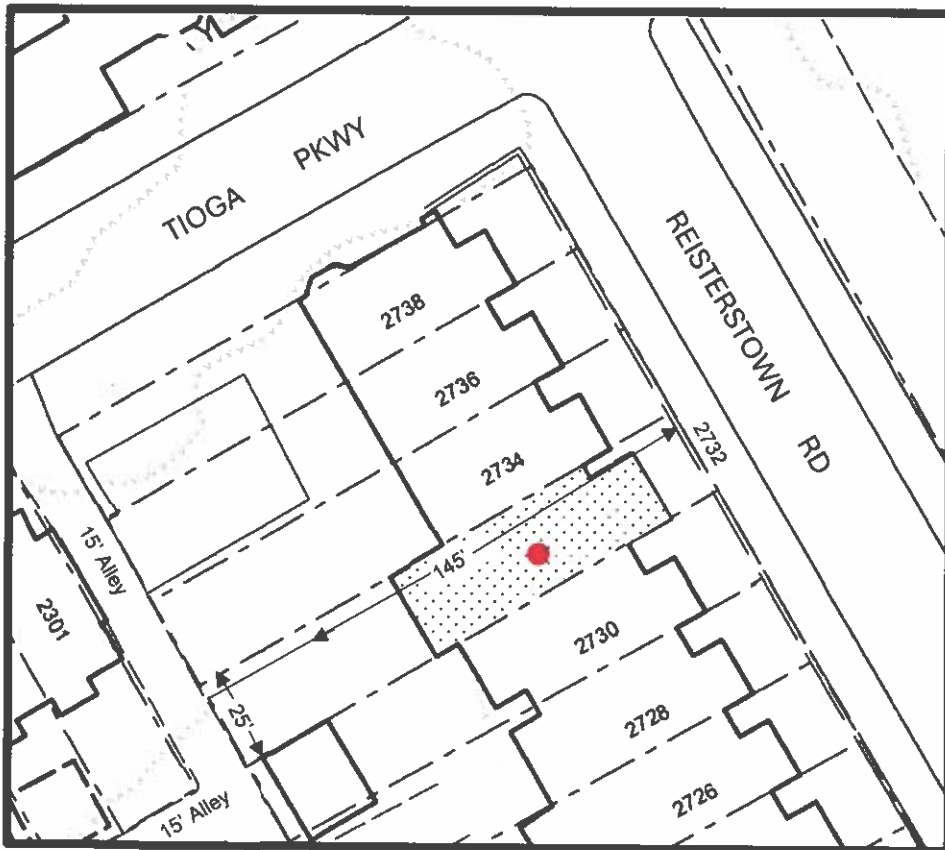


Chief Solicitor

**SHEET NO. 33 OF THE ZONING MAP OF
THE ZONING CODE OF BALTIMORE CITY**



Scale: 1" = 200'



RPE 7-12-24

Scale: 1" = 50'



Note:

In Connection With The Property Known As No. 2732 REISTERSTOWN ROAD. The Applicant Wishes To Request The Conditional Use Conversion Of The Aforementioned Property From A Single-Family Dwelling Unit To Three Dwelling Units In The R-8 Zoning District, As Outlined In Red Above.

WARD 15 SECTION 30
BLOCK 3250 LOT 17

Brandon Scott 11-27-24
MAYOR

[Signature] 11-4-24

PRESIDENT CITY COUNCIL

24-410