



# MEMORANDUM

STEPHANIE  
RAWLINGS-BLAKE,  
Mayor

PAUL T. GRAZIANO,  
Executive Director, HABCD  
Commissioner, HCD

To: The Honorable President and Members of the Baltimore City Council  
c/o Karen Randle, *Executive Secretary*

From: Paul T. Graziano, *Commissioner*

Date: March 9, 2012

Re: **City Council Bill 12-0014 – Zoning – Conditional Use Second-hand Store – 5307 York Road**

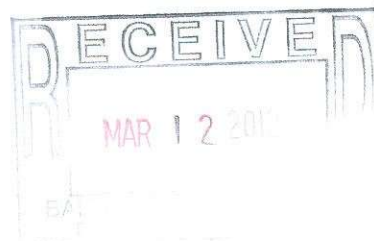
The Department of Housing and Community Development has reviewed City Council Bill 12-0014, which was introduced for the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of a second-hand store on the property known as 5307 York Road, as outlined in red on the accompanying plat.

This bill would permit the conditional use of a second-hand store at the property known as 5307 York Road, which is located within both the boundaries of the York-Woodbourne Business Urban Renewal Plan (URP) area, and the York Road Community Strategic Neighborhood Action Plan area, and is zoned B-2-2. The previous use of the subject property was mixed, and the commercial portion of the property was a hair salon. The Zoning Code defines a second-hand store as “a place of business of a person who engages in the business of buying for resale, trade, or transfer used or previously owned property or merchandise, including carvings, clothing, ceramics, furniture, glass, household items, jewelry, paintings, rugs, sculptures, silverware, and other moveable personal property, but excluding motor vehicles, record, tapes, compact discs, and books.” The applicant intends to use the second-hand store for sales of clothing and related merchandise, which is within the definition as a lawful use. Additionally, second-hand stores are a permitted conditional use in B-2-2 zoning districts and are not prohibited within the York-Woodbourne Business URP.

The Department of Housing and Community Development has no objection to the adoption of City Council Bill 12-0014.

PTG:nb

cc: Ms. Angela Gibson, *Mayor's Office of Government Relations*  
Ms. Kaliopé Parthemos, *Deputy Mayor*



*no obj*