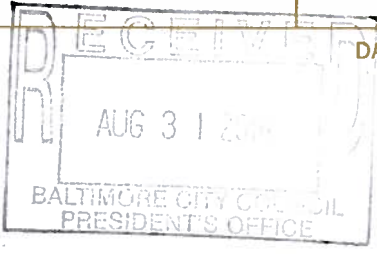


FROM	NAME & TITLE	Rudolph S. Chow, P.E., Director
	AGENCY NAME & ADDRESS	Department of Public Works 600 Abel Wolman Municipal Building
	SUBJECT	CITY COUNCIL BILL 16-0708

CITY of
BALTIMORE
MEMO



DATE: August 30, 2016

TO
The Honorable President and Members
of the Baltimore City Council
c/o Natawna Austin
Room 400 – City Hall

I am herein reporting on City Council Bill 16-0708 introduced by Councilman Mosby at the request of P. Flanigan & Sons, Inc.

The purpose of this Bill is to amend the Urban Renewal Plan for Rosemont to amend certain exhibits to reflect the change in zoning, upon approval by separate ordinance, for the property known as 1410 North Monroe Street; waive certain content and procedural requirements; make the provisions of this Ordinance severable; prove for the application of this Ordinance in conjunction with certain other ordinances; and provide for a special effective date.

Ordinance 03-509 established the Rosemont Urban Renewal Plan in April 2003. The area of the plan is zoned mostly industrial with some commercial and residential zoning. It spans a large, irregularly-shaped area, with the outermost points being Baker Street on the north, Franklin Street on the south, Poplar Grove Street on the west, and Monroe Street on the east. The property in question, 1410 North Monroe Street, is located on the southwest corner of Monroe and Presstman Streets in the Bridgeview/Greenlawn neighborhood. This unimproved site consists of approximately 0.683 acres and is used as a surface parking lot.

1410 North Monroe Street is currently zoned B-3-2. The applicant, P. Flanigan & Sons, Inc., owns the property and proposes to rezone it to M-2-1. The properties adjacent to this lot on the south end are already zoned M-2-1.

City Council Bill 16-0708, if approved, would amend the Rosemont Urban Renewal Plan to change Exhibit A, "Land Use Plan," and Exhibit D, "Zoning Districts," to reflect the change in zoning for 1410 North Monroe Street to the M-2-1 zoning district. This legislation is dependent on the passage of companion legislation, 16-0707.

It is this Department's understanding that surrounding community associations have been notified of this proposed legislation. Based on these findings, the Department of Public Works has no objection to the passage of City Council Bill 16-0708.

Respectfully,

Rudolph S. Chow, P.E.
Director

RSC/KTO:ela

no obj