

CITY OF BALTIMORE

CATHERINE E. PUGH, Mayor



BOARD OF MUNICIPAL AND
ZONING APPEALS

DEREK J. BAUMGARDNER, Executive Director
417 E. Fayette Street, Room 1432
Baltimore, Maryland 21202

February 8, 2019

The Honorable President and
Members of the City Council
City Hall
100 N. Holliday Street
Baltimore, MD 21202

**RE: CC Bill #18-0287 Zoning – Conditional Use Conversion of a Single
Family Dwelling Unit to 3 Dwelling Units in the R-8 Zoning District –
Variances – 1235 West Lafayette Avenue**

Ladies and Gentlemen:

City Council Bill No. 18-287 has been referred by your Honorable Body to the Board of Municipal and Zoning Appeals for study and report.

The purpose of City Council Bill No. 18-287 is to permit, 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 1235 West Lafayette Avenue (Block 0090, Lot 021) and grant variances from certain bulk (lot area), gross floor area per unit type, and off-street parking regulations.

The BMZA has reviewed the legislation and concurs with the report and recommendation of the Planning Commission and Planning Department's staff report recommending approval with amendment of CC Bill. 18-287.

Sincerely,

Derek J. Baumgardner
Executive Director

CC: Mayors Office of Council Relations
City Council President
Legislative Reference