

CITY OF BALTIMORE

CATHERINE E. PUGH, Mayor



BOARD OF MUNICIPAL AND
ZONING APPEALS

DAVID C. TANNER, Executive Director
417 E. Fayette Street, Room 1432
Baltimore, Maryland 21202

October 16, 2017

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

Zoning - Conditional Use Banquet Hall - The Second Floor Rear Area and
the Adjoining Fenced-In Patio - 5604 York Road (AKA 5609 Hess Avenue)

Ladies and Gentlemen:

City Council Bill No. 17-0099 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. 17-0099 is to permit, subject to certain conditions,
the establishment, maintenance, and operation of a banquet hall on the second floor rear
area and the adjoining fenced-in patio on the property known as 5604 York Road (aka
5609 Hess Avenue), as outlined in red on the plat submitted in support of this request,
and providing for a special effective date.

The BMZA has reviewed the legislation and recommends approval to the passage of Bill
Number 17-0099, with the amendment pertaining to the provision of off-street parking
proposed and supported by the Planning Department, HCD, and the Parking Authority.
The establishment, location, construction, maintenance, and operation of the proposed
banquet hall would not be detrimental to or endanger the public health, safety, or welfare;
the proposed use is not precluded by any other law, including an applicable Urban
Renewal Plan; this authorization is not contrary to the public interest; and this
authorization and proposed use are in harmony with the purpose and intent of Article 32
of the Baltimore City Code.

Sincerely,

A handwritten signature in black ink that reads 'David C. Tanner'.

David C. Tanner
Executive Director

DCT/djb

CC: Mayors Office of Council Relations
Legislative Reference



