

# City of Baltimore

City Council  
City Hall, Room 408  
100 North Holliday Street  
Baltimore, Maryland 21202



## Meeting Agenda - Final

Monday, June 26, 2023

5:00 PM

Du Burns Chambers, 4th Floor, City Hall

### Baltimore City Council

*Nicholas J. Mosby, President of the Council - District 1: Zeke Cohen - District 2:  
Danielle N. McCray - District 3: Ryan Dorsey - District 4: Mark Conway - District 5:  
Isaac "Yitzy" Schleifer - District 6: Sharon Green Middleton - District 7: James  
Torrence - District 8: Kristerfer Burnett - District 9: John T. Bullock - District 10:  
Phylcia Porter - District 11: Eric T. Costello - District 12: Robert Stokes, Sr. - District  
13: Antonio Glover - District 14: Odette Ramos*

**Call to Order****Invocation**

Reverend Dr. Beryl Whipple, Pastor of the Historic Mount Hebron Baptist Church

**Pledge of Allegiance****Showcase Baltimore**

Lester Davis, Vice President, CareFirst BlueCross BlueShield

**Roll Call****Approval of the Journal**

June 26, 2023 - 1PM - Special Meeting

**Communications from the Mayor****Consent Calendar**

(See Section A at back of Agenda)

**Bills Introduced**

[23-0406](#)

**Residential Permit Parking Program Area 50 -  
Coldstream-Homestead-Montebello Area**

For the purpose of establishing a new statutory Residential Permit Parking Area 50 for the Coldstream-Homestead-Montebello Area.

**Sponsors:**

Odette Ramos

*ORDINANCE*

*ECONOMIC AND COMMUNITY DEVELOPMENT COMMITTEE*

[23-0407](#)

**Zoning - Discontinuance or Abandonment of Nonconforming Use - Reporting**

For the purpose of establishing a process for a person to report to the Zoning Administrator that a nonconforming use, or any part of that use, has been discontinued for 12 consecutive months or actually abandoned.

**Sponsors:**

Odette Ramos

*ORDINANCE*

*ECONOMIC AND COMMUNITY DEVELOPMENT COMMITTEE*

[23-0408](#)**Zoning - Conditional Use Conversion of a Single-Family Dwelling Unit to 2 Dwelling Units in the R-8 Zoning District - Variances - 1046 Brantley Avenue**

For the purpose of permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 1046 Brantley Avenue (Block 0115, Lot 071), as outlined in red on the accompanying plat; and granting variances from certain bulk regulations (lot area size), and off-street parking requirements; and providing for a special effective date.

**Sponsors:**

John T. Bullock

*ORDINANCE*

*ECONOMIC AND COMMUNITY DEVELOPMENT COMMITTEE*

[23-0409](#)**Zoning - Conditional Use Conversion of a Single-Family Dwelling Unit to 3 Dwelling Units in the R-8 Zoning District - Variances - 2127 McCulloh Street**

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 2127 McCulloh Street (Block 0310, Lot 013), as outlined in red on the accompanying plat; and granting variances from certain bulk regulations (lot area size); and providing for a special effective date.

**Sponsors:**

James Torrence

*ORDINANCE*

*ECONOMIC AND COMMUNITY DEVELOPMENT COMMITTEE*

**Resolutions Introduced**[23-0179R](#)**Informational Hearing - Gas Regulator Installation Location**

For the purpose of inviting representatives from the Department of Public Works, the Commission for Historical and Architectural Preservation, the Baltimore Gas and Electric Company, and relevant stakeholder groups to brief the City Council on the ongoing installation of gas regulators at residential sites, including a discussion of best practices for the internal or external installation of a gas regulator at a residential property, a discussion of safety considerations with regard to the location of a gas regulator, and a response to recent community concerns related to the relocation of gas regulators at residential properties in Baltimore City.

**Sponsors:**

Robert Stokes, Sr., Eric T. Costello, Antonio Glover, Zeke Cohen, Phylicia Porter, President Nicholas J. Mosby

*RESOLUTION*

*HEALTH, ENVIRONMENT AND TECHNOLOGY COMMITTEE*

**2R Second Reader*****Economic and Community Development***

[22-0287](#)**Real Estate Practices - Disclosures - Historic Districts**

For the purpose of requiring certain disclosures in order to sell a property that is located in a historic district; and providing for certain penalties.

**Sponsors:**

John T. Bullock, Sharon Green Middleton, James Torrence

*RECOMMEND FAVORABLE WITH AMENDMENTS*

[22-0296](#)**Rezoning - 810 Leadenhall Street**

For the purpose of changing the zoning for the property known as 810 Leadenhall Street (Block 0902, Lot 006), as outlined in red on the accompanying plat, from the IMU-1 Zoning District to the TOD-4 Zoning District.

**Sponsors:**

Eric T. Costello

*RECOMMEND FAVORABLE WITH AMENDMENTS*

[22-0323](#)**Zoning - Conditional Use Parking Lot - 3618 and 3620 Elm Avenue**

For the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of an open off-street parking area on the properties known as 3618 Elm Avenue (Block 3538, Lot 038) and 3620 Elm Avenue (Block 3538, Lot 037), as outlined in red on the accompanying plat; and providing for a special effective date.

**Sponsors:**

Odette Ramos

*RECOMMEND FAVORABLE*

[23-0346](#)**RPP Area 48 (Riverside) - Revisions**

For the purpose of modifying the hours of applicable parking restrictions for Residential Parking Plan Area 48 (Riverside); reducing the non-permit parking time threshold; establishing an exception to the applicable permit limit; and correcting and conforming related provisions.

**Sponsors:**

Eric T. Costello

*RECOMMEND FAVORABLE*

[23-0370](#)**Zoning - Use Regulation - Residential-Care Facilities (Age-Restricted)**

For the purpose of permitting certain residential-care facilities in the EC-2 Zoning District as a conditional use requiring approval by Ordinance of the Mayor and City Council; and providing for a special effective date.

**Sponsors:**

Mark Conway

*RECOMMEND FAVORABLE*

[23-0371](#)**Zoning - Conditional Use - Residential-Care Facility (Age-Restricted) - 201 Homeland Avenue and a Portion of Block 5027, Lot 003**

For the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of a residential-care facility (age-restricted) with 171 units on the property known as 201 Homeland Avenue (Block 5027, Lot 005) and a portion of Block 5027, Lot 003, as outlined in red on the accompanying plat; providing for a certain contingency; providing for a special effective date.

**Sponsors:**

Mark Conway

*RECOMMEND FAVORABLE WITH AMENDMENTS*

[23-0389](#)**Transit-Oriented Development - Reisterstown Plaza**

For the purpose of supporting a State Transit-Oriented Development designation for Reisterstown Plaza, the area surrounding and including the Reisterstown Plaza Metro Subway Link Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

*RECOMMEND FAVORABLE WITH AMENDMENTS*

[23-0390](#)**Transit-Oriented Development - Penn Station**

For the purpose of supporting a State Transit-Oriented Development designation for Penn Station, the area surrounding and including Baltimore Penn Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

*RECOMMEND FAVORABLE WITH AMENDMENTS*

[23-0404](#)**Transit-Oriented Development - Penn North**

For the purpose of supporting a State Transit-Oriented Development designation for Penn North, the area surrounding and including the Penn North Metro Subway Link Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

*RECOMMEND FAVORABLE*

[23-0405](#)**Transit-Oriented Development - North Avenue**

For the purpose of supporting a State Transit-Oriented Development designation for North Avenue, the area surrounding and including the Light Rail Link Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

*RECOMMEND FAVORABLE*

**Rules and Legislative Oversight**[EA23-0190](#)**Victor Clark**

Member - Board of Municipal and Zoning Appeals - District 9

*RECOMMEND CONFIRMATION*

[EA23-0191](#)**Tracey Barbour-Gillett**

Member - Fair Election Fund Commission - District 11

*RECOMMEND CONFIRMATION*

[EA23-0192](#)**Douglas B. McCoach**

Member - Planning Commission - District 4

*RECOMMEND CONFIRMATION*

[EA23-0193](#)**Noelle W. Newman**

Member - Board of Ethics - District 14

*RECOMMEND CONFIRMATION*

[EA23-0194](#)

**David A. Rosario**

Member - Baltimore Hispanic Commission - District 5

*RECOMMEND CONFIRMATION*

### 3R Third Reader

#### ***Third Reader (requires invocation of CC Rule 12-1 for same day advance from 2nd to 3rd Reader)***

**[23-0389](#)****Transit-Oriented Development - Reisterstown Plaza**

For the purpose of supporting a State Transit-Oriented Development designation for Reisterstown Plaza, the area surrounding and including the Reisterstown Plaza Metro Subway Link Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

**[23-0390](#)****Transit-Oriented Development - Penn Station**

For the purpose of supporting a State Transit-Oriented Development designation for Penn Station, the area surrounding and including Baltimore Penn Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

**[23-0404](#)****Transit-Oriented Development - Penn North**

For the purpose of supporting a State Transit-Oriented Development designation for Penn North, the area surrounding and including the Penn North Metro Subway Link Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

**[23-0405](#)****Transit-Oriented Development - North Avenue**

For the purpose of supporting a State Transit-Oriented Development designation for North Avenue, the area surrounding and including the Light Rail Link Station; and providing for a special effective date.

**Sponsors:**

City Council President (Administration)

### Clearing of the Bill Status

Ordinances: 21-0074, 21-0163, 21-0177, 22-0249, 22-0251, 22-0256, 22-0260, 22-0274, 22-0278, 22-0295

Resolutions: 21-0078R, 22-0099R, 22-0111R, 22-0112R, 22-0115R, 22-0117R, 22-0118R, 22-0124R, 22-0130R, 22-0131R, 22-0134R

### Committee Announcements

#### Announcements

**THE NEXT MEETING OF THE CITY COUNCIL  
WILL BE HELD ON MONDAY, JULY 17, 2023 AT 5:00 P.M.**

### Adjournment

## Cable Hearing Schedule

We are live streaming more to you now than ever before! Please visit <https://baltimore.legistar.com/Calendar.aspx> to view all legislative hearings, work sessions, voting sessions and council meetings that are covered by CHARM TV 25.  
<http://charmtvbaltimore.com/watch-live>

Thank you all for attending this meeting.  
Please check the area around your seat to make certain that you have everything that you brought with you.

We will be closing the room shortly and ask that everyone exit promptly to the 1st floor main entrance.  
Thank you for visiting City Hall.