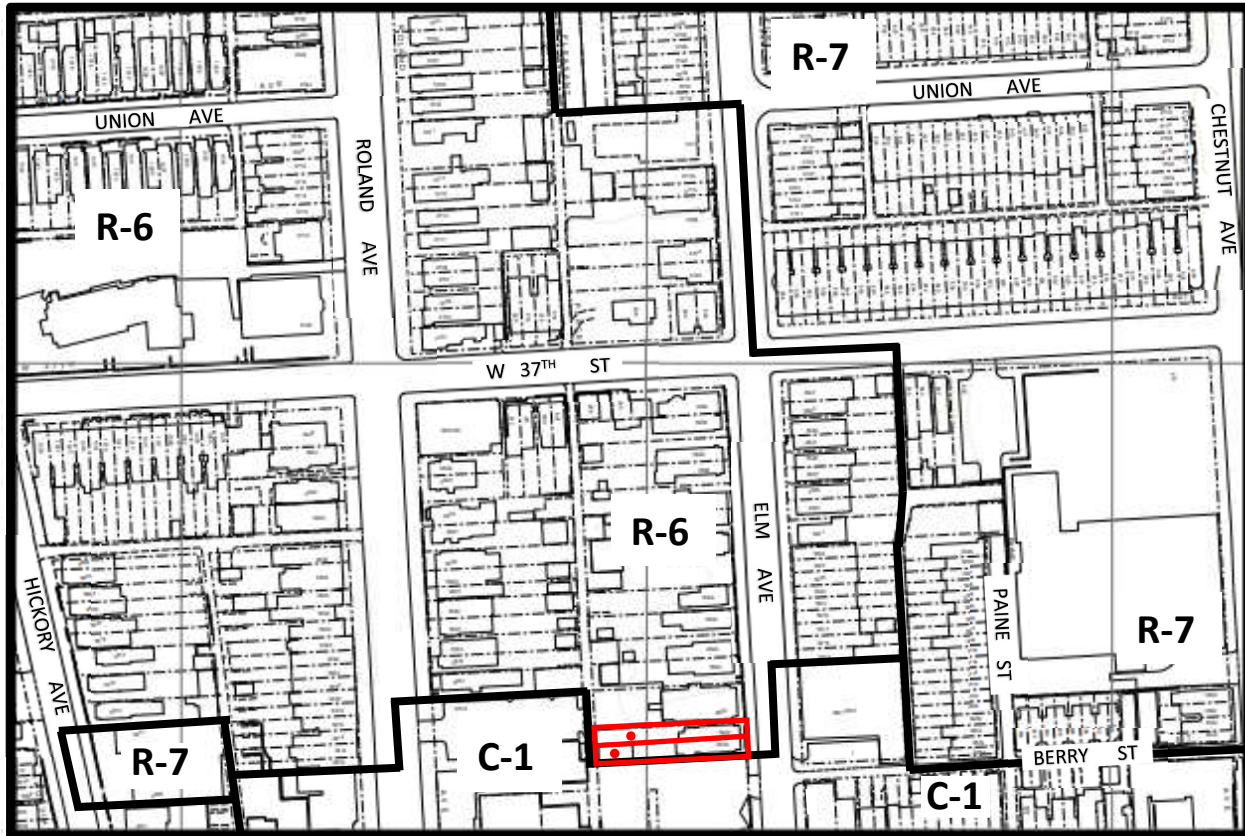
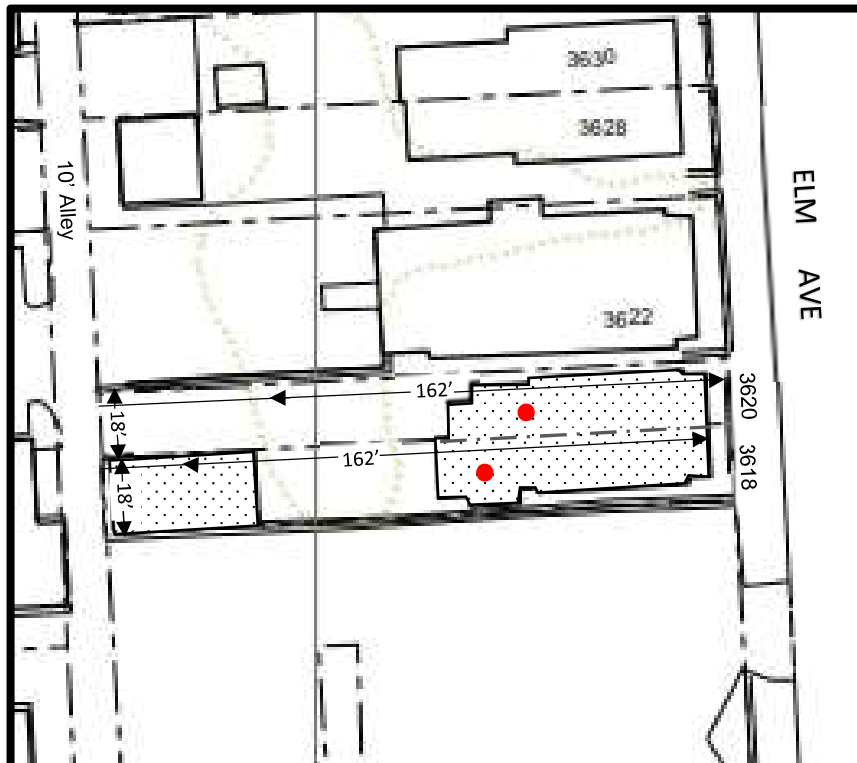


SHEET NO. 25 OF THE ZONING MAP OF THE ZONING CODE OF BALTIMORE CITY



Scale: 1" = 200'



Note:



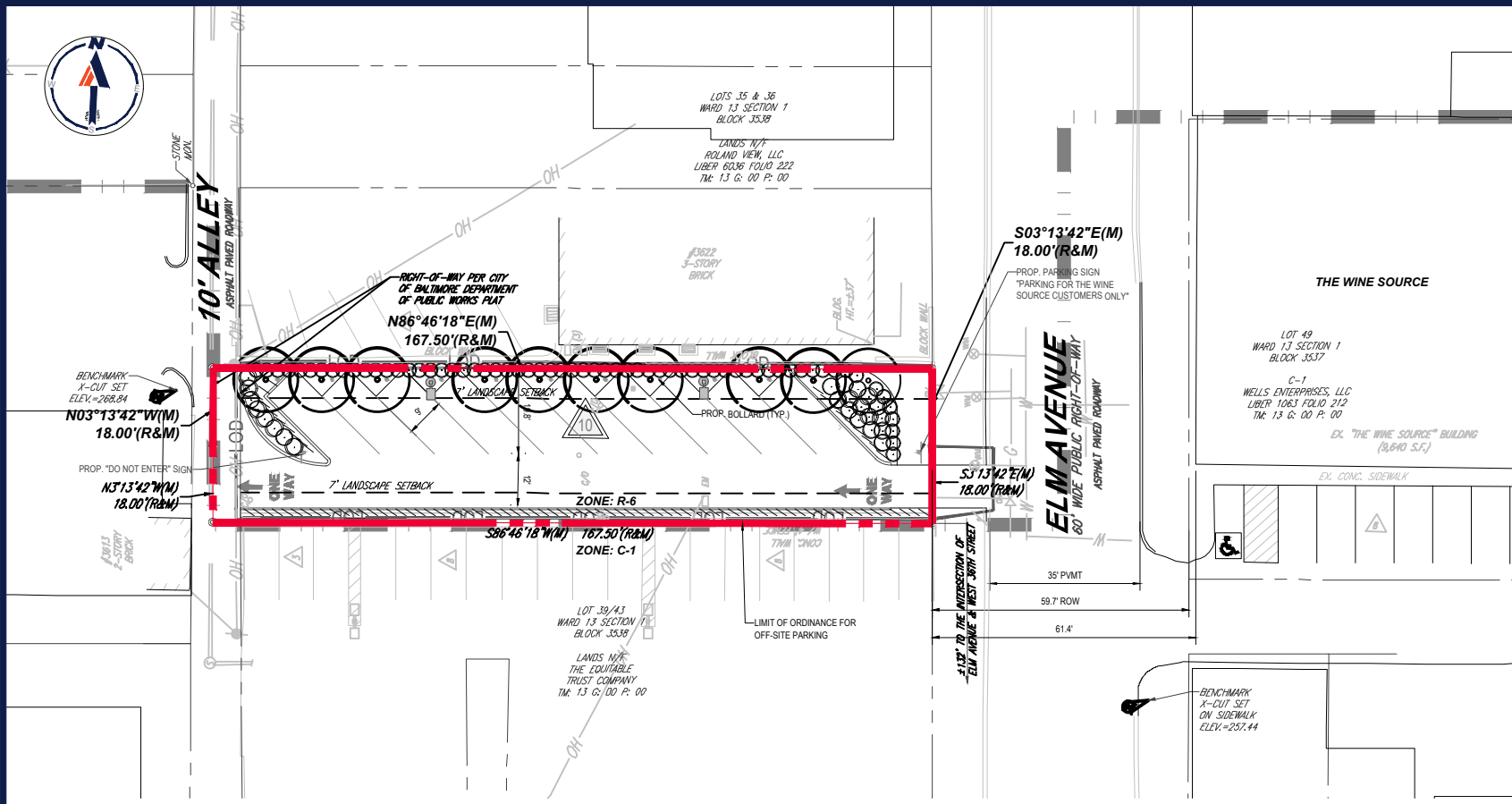
In Connection With The Properties Known As Nos. 3618 And 3620 ELM AVENUE. The Applicant Wishes To Request The Conditional Use Of The Aforementioned Properties As A Parking Lot, As Outlined In Red Above.

WARD 13 SECTION 1
BLOCK 3538 LOTS 37 & 38

MAYOR

7-17-23 _____

PRESIDENT CITY COUNCIL



ZONING: R-6

STATEMENT OF USE: THE OFF-STREET PARKING AREA WILL PROVIDE CUSTOMER AND EMPLOYEE PARKING FOR THE WINE SOURCE. IT IS LOCATED ACROSS ELM AVENUE FROM THE SUBJECT SITE. IT IS LOCATED WITHIN 600' OF THE PRINCIPAL STRUCTURE IT SERVES. IT IS ZONED R-6 WHICH PERMITS PARKING BY CONDITIONAL USE WITH ORDINANCE.

OWNER/DEVELOPER INFO FOR SUBJECT PROPERTY: WONDER DOG ENTERPRISES, LLC 3601 ELM AVENUE, BALTIMORE MD 21211 DAVID WELLS, PRINCIPAL (410)467-7777

OWNER INFORMATION FOR THE WINE SOURCE: WELLS ENTERPRISES, LLC 3601 ELM AVENUE, BALTIMORE MD 21211 DAVID WELLS, PRINCIPAL



Know what's below. Call before you dig. ALWAYS CALL 811 It's fast. It's free. It's the law.

THIS DRAWING IS INTENDED FOR MUNICIPAL AND/OR AGENCY REVIEW AND APPROVAL. IT IS NOT INTENDED AS A CONSTRUCTION DOCUMENT, UNLESS INDICATED OTHERWISE.

BOHLER logo and company information: BOHLER, SITE CIVIL AND CONSULTING ENGINEERING, LAND SURVEYING, PROGRAM MANAGEMENT, LANDSCAPE ARCHITECTURE, SUSTAINABLE DESIGN, PERMITTING SERVICES, TRANSPORTATION SERVICES.

REVISIONS table with columns: REV, DATE, COMMENT, DRAWN BY, CHECKED BY.

PROJECT No.: MDA220046.00 DRAWN BY: JWC CHECKED BY: ERM DATE: 11/14/2022 CAD I.D.: PLAT

PROJECT: ZONING EXHIBIT FOR WONDER DOG ENTERPRISES, LLC 3618 & 3620 ELM AVENUE BALTIMORE CITY MARYLAND, 21211 WARD: 13, SECTION: 01, BLOCK: 3538, LOT: 038

BOHLER logo and address: 12825 WOLDGATE DR. SUITE 700 HERNDON, VIRGINIA 20170 Phone: (703) 709-9500 Fax: (703) 709-9501 VA@BohlerEng.com

E.R. McWILLIAMS REGISTERED LANDSCAPE ARCHITECT MARYLAND LICENSE NO. 3897 PROFESSIONAL CERTIFICATION I, ERIC R. McWILLIAMS, HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED LANDSCAPE ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 3897, EXPIRATION DATE: 9/2024

SHEET TITLE: ZONING EXHIBIT SHEET NUMBER: 1

FOR CONCEPT PURPOSES ONLY

Nov 14, 2022 13:02:02 MDA220046.00 CAD DRAWINGS\GIS\EXHIBITS\PLAT\MDA220046.00 - PLAT - LAYOUT 1 - PLAT