

Brandon M. Scott
Mayor

Ren Southerd
Acting Director



Office of the Zoning Administrator
417 E. Fayette Street, Benton Bldg., 8th Floor

Ref: 2243 Eutaw Place

Date: March 25, 2026

This memo is submitted to confirm the review of a request from the owner and/or representative of the property (or properties) referenced above for authorization to:

Use premises for two dwelling units – R-7 Zoning District

Please be advised that the Office of the Zoning Administrator has determined that the authorization requested above (in whole or in part) requires approval by Ordinance of the Mayor and City Council of Baltimore (Subsections 9-701 & 9-703). Per the Bulk Regulations of Table 9-401, in an R-7 Residential District, a minimum lot area of 750 square feet per dwelling unit is required. The lot area for this parcel is approximately 3,002 square feet, which would accommodate two dwelling units. In addition, at least two off-street parking spaces would be required for two dwelling units. If no parking space is available on the site, a variance will need to be incorporated into the bill for the required parking.

This memo is being submitted in accordance with Subsections 5-201 and 5-303 of the Zoning Code for Baltimore City.

Respectfully,

A handwritten signature in blue ink, appearing to read "Geoffrey M. Veale", is written over a blue horizontal line.

Geoffrey M. Veale
Zoning Administrator

cc: Department of Legislative Reference
Kelly Dale Terril, Applicant
Councilmember James Torrence
Department of Planning