
CITY OF BALTIMORE

BRANDON SCOTT – MAYOR

 ZEKE COHEN - COUNCIL PRESIDENT



OFFICE OF COUNCIL SERVICES

NANCY MEAD – DIRECTOR

100 N. HOLIDAY STREET

BALTIMORE MD, 21202

HEARING NOTES

Bill: 25-0022

Title: Zoning – R-8 Zoning District – Conditional Use – Maximum Building Height
– Variances – 1121 Bayard Street

Committee: Land Use and Transportation Committee

Chaired by: Ryan Dorsey

Hearing Date: April 24, 2025

Time (Beginning): 10:05 AM

Time (Ending): 10:56 AM

Location: Du Burns Council Chamber / Webex

Total Attendance: Approximately 24

Committee Members in Attendance:

Ryan Dorsey Paris Gray Phylicia Porter Mark Parker John Bullock

Bill Synopsis in the file?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Attendance sheet in the file?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Agency reports read?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Hearing televised or audio-digitally recorded?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Certification of advertising/posting notices in the file?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" type="checkbox"/> N/A
Evidence of notification to property owners?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Final vote taken at this hearing?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Motioned by:	Porter		
Final Vote:	Favorable		

Major Speakers

(This is not an attendance record.)

Jeff Hochstetler – Law Department

Eric Tiso – Planning Department

Phylicia Porter – Councilmember/bill Sponsor

Major Issues Discussed

1. Chairman Dorsey called the hearing to order and read the bill title and purpose.

2. Councilmember Porter of the 10th District presented his bill to the committee and took questions from members
3. The floor was open to agency reports.
4. The floor was open to public testimony – none received
5. The Committee considered the findings of fact submitted by the applicant for this bill. The Committee voted to adopt those findings. Motioned by Chair Dorsey, this motion carried with Councilmember Parker voting against it.
6. The floor was open to a motion on the bill. It was motioned by Porter and voted favorably by Dorsey, Porter, and Gray. Councilmember Park, who was present, abstained.
7. The hearing was recessed.

Further Study

Was further study requested?

☐ Yes ☒ No

If yes, describe.

Committee Vote:

Ryan Dorsey Chair:	Yea
Sharon Green Middleton:	Absent
John Bullock:	Absent
Mark Parker:	abstain
Phylicia Porter:	Yea
Zach Blanchard:	Absent
Paris Gray:.....	Yea

Anthony Leva, Committee Staff

Date: April 25, 2025

Cc: Bill File
OCS Chrono File