

CITY OF BALTIMORE
ORDINANCE _____
Council Bill 25-0117

Introduced by: Councilmember Porter
At the request of: Checkerspot Brewing Co.
Address: 1421 Ridgely Street
Telephone: (410) 591-5527

Introduced and read first time: November 10, 2025
Assigned to: Land Use and Transportation Committee
Committee Report: Favorable, with Amendments
Council action: Adopted
Read second time: March 9, 2026

AN ORDINANCE CONCERNING

Zoning – Conditional Use Live Entertainment – Variances – 1421 Ridgely Street

FOR the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of the premises for live entertainment on the property known as 1421 Ridgely Street (Block 0839, Lot 004) in the C-4 Zoning District, as outlined in red on the accompanying plat; and providing for a special effective date.

BY authority of

Article 32 - Zoning
Sections 5-201(a), 5-305(a), 5-308, 5-406, 10-301 (Table 10-301), 14-319, and 16-204 (Table ~~16-406~~) 16-204)
Baltimore City Revised Code
(Edition 2000)

SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE, That permission is granted for the establishment, maintenance, and operation of the premises for live entertainment on the property known as 1421 Ridgely Street (Block 0839, Lot 004) in the C-4 Zoning District, as outlined in red on the plat accompanying this Ordinance, in accordance with Baltimore City Zoning Code §§ 5-201(a), 10-301 (Table 10-301), and 14-319, subject to the condition that the property complies with all applicable federal, State, and local licensing and certification requirements.

SECTION 2. AND BE IT FURTHER ORDAINED, That pursuant to the authority granted by §§ 5-305(a) and 5-308 of Article 32 - Zoning, permission is granted for a variance from the requirements of § 16-204 (Table ~~16-406~~: 16-204: Required Off-Street Parking) for off-street parking.

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.
Underlining indicates matter added to the bill by amendment.
~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.

RULE 12-2 * THIRD READER PREPARED AND REVIEWED DEPARTMENT OF LEGISLATIVE REFERENCE

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1 **SECTION 3. AND BE IT FURTHER ORDAINED**, That as evidence of the authenticity of the
2 accompanying plat and in order to give notice to the agencies that administer the City Zoning
3 Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council
4 shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat;
5 and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the
6 Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of
7 Housing and Community Development, the Supervisor of Assessments for Baltimore City, and
8 the Zoning Administrator.

9 **SECTION 3. AND BE IT FURTHER ORDAINED**, That this Ordinance takes effect on the date it is
10 enacted.

Council Bill 25-0117

Certified as duly passed this _____ day of _____, 20__

President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,
this _____ day of _____, 20__

Chief Clerk

Approved this _____ day of _____, 20__

Mayor, Baltimore City