

Stadium Place PUD Amendments

City Council Bill 20-0568

Baltimore City Council Land Use Committee Hearing
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Stadium Place PUD Amendments Team

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Major Amendments to Stadium Place PUD Requested in Bill 20-0568

1. Changes to location and arrangement of land as shown on previously approved final development plan
 - a) Early childhood development center
 - b) Pavilion
 - c) Splash pad

2. Changes to text in PUD ordinance
 - a) Conform with new terms in current Zoning Code
 - b) Increase maximum allowable square footage for restaurants in PUD from 4,000 to 8,000 square feet

Perspective of Early Childhood Development Center by Moseley Architects



From Eilerslie Street

Perspective of Pavilion and Early Childhood Development Center by Moseley Architects



From Parking Lot

Examples of Splash Pad at Hill Family Center Y in Westminster, MD



Bill 20-0568 considerations for Stadium Place PUD and proposed amendments

- In general conformance with all elements of Comprehensive Master Plan, and character and nature of existing and contemplated development in vicinity of PUD
- Will preserve natural features of land, and design of PUD will best utilize and be compatible with topography of land
- Physical characteristics of PUD will not adversely affect future development or value of undeveloped neighboring areas, or use, maintenance, or value of neighboring areas already developed
- Will provide same protection as basic district regulations in regard to fire, health hazards, and other dangers
- Will encourage innovative design features
- Will not impact any industrial district

Bill 20-0568 findings for Stadium Place PUD and proposed amendments

- Compatible with surrounding neighborhood
- Furthers proposed classification
- PUD master plan ensures that there will be no discordance with existing uses
- Establishment, location, construction, maintenance, or operation of PUD would not be detrimental to or endanger public health, safety, or welfare
- Use would not be precluded by any other law, including an Urban Renewal Plan
- Authorization would not be contrary to public interest
- Authorization would be in harmony with purpose and intent of Zoning Code