

CITY OF BALTIMORE

STEPHANIE RAWLINGS-BLAKE, Mayor



BOARD OF MUNICIPAL AND
ZONING APPEALS

DAVID C. TANNER, Executive Director
417 E. Fayette Street, Room 1432
Baltimore, Maryland 21202

May 19, 2016

The Honorable President and
Members of the City Council
City Hall
100 N. Holliday Street
Baltimore, MD 21202

Re: City Council Bill No. 16-0632 Zoning – Conditional Use Conversion of 1-
Dwelling Unit to 2 Dwelling Units in the R-8 Zoning District – Variances
– 2240 East Baltimore Street

Ladies and Gentlemen:

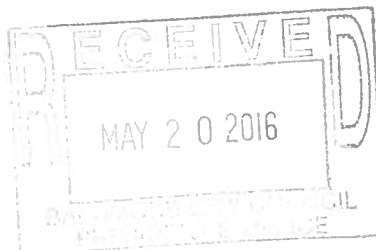
City Council Bill No. 16-0632 has been referred by your Honorable Body to the Board of
Municipal and Zoning Appeals for study and report.

The purpose of City Council Bill No. 16-0632 is to permit, subject to certain conditions,
the conversion of a 1dwelling unit to 2 dwelling units in the R-8 Zoning District on the
property known as 2240 East Baltimore Street, as outlined in red on the accompanying
plat; and granting variances from certain lot area size, lot area coverage, off-street
parking, and floor area ratio requirements.

The BMZA, in concurrence with the recommendation by The Department of Planning
that Bill 16-0632 be amended to grant a variance for off-street parking, has reviewed the
legislation and has no objection to the passage of Bill Number 16-0632.

Sincerely,

David C. Tanner
Executive Director



DCT/rdh

CC: Mayors Office of Council Relations
Legislative Reference

No objection