



BALTIMORE HOUSING

STEPHANIE RAWLINGS-BLAKE
Mayor

PAUL T. GRAZIANO
Executive Director, HABC
Commissioner, HCD

MEMORANDUM

To: The Honorable President and Members of the Baltimore City Council
c/o Karen Randle, *Executive Secretary*

From: Paul T. Graziano, *Commissioner*

Date: February 13, 2013

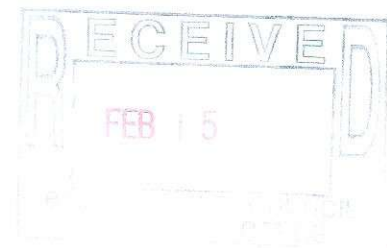
Re: **City Council Bill 12-0161 – Zoning – Conditional Use Second-hand Store – 566 Oldtown Mall**

The Department of Housing and Community Development (HCD) has reviewed City Council Bill 12-0161, which was introduced for the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of a second-hand store on the property known as 566 Oldtown Mall, as outlined in red on the accompanying plat.

This bill, if adopted, would grant a second-hand store conditional use to the property known as 566 Oldtown Mall. The subject property is located on the west side of Oldtown Mall, is within a B-2-2 Zoning District, and is within both the Oldtown Mall Urban Renewal Plan area and the Oldtown Mall Historic District.

A “second-hand store” is defined in §1-186.1 of the Baltimore City Zoning Code as “a place of business of a person who engages in the business of buying for resale, trade, or transfer used or previously owned property or merchandise, including carvings, clothes, ceramics, furniture, glass, household items, jewelry, paintings, rugs, sculptures, silverware, and other moveable personal property, but excluding motor vehicles, records, tapes, compact discs, and books.” For a B-2-2 Zoning District, a conditional use is permitted to be granted in order to operate such an establishment; and this legislation is the apparent vehicle by which the applicant seeks to achieve that outcome. It is the understanding of HCD that the applicant and owner of the property currently operates a variety store on the premises and is seeking to add second-hand goods to her inventory for sale.

The Department of Housing and Community Development has no objection to the adoption of City Council Bill 12-0161.



no obj.

