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MAYOR
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TO	The Honorable President and Members of the Baltimore City Council
FROM	Corren Johnson, Director – Department of Transportation
DATE	July 29, 2024
SUBJECT	24-0558 Repeal of Ordinance 95-572, as Amended by Ordinance 96-096 - Planned Unit Development - Lighthouse Point

Position: No Objection

Introduction

For the purpose of repealing Ordinance 95-572, as amended by Ordinance 96-096, which designated certain properties a Business Planned Unit Development known as Lighthouse Point; and providing for a special effective date.

DOT Analysis

Council Bill 24-0558 would repeal the planned unit development (PUD) established to facilitate development at Lighthouse Point. PUDs are typically repealed once they are no longer needed and/or have fulfilled their purpose. Updates to the Zoning Code have created zoning districts that better serve the City’s development goals, reducing the need for special zoning arrangements. The area of the PUD is well-suited for denser development due to its proximity to high-frequency public transit and potential Red Line alignment. The developer intends on creating multifamily and mixed-use development, which is unfeasible under the current PUD. The Department will ensure the compliance of new development through the existing review process. Additionally, the legislation will preserve the easement allowing for pedestrian access to the promenade.

Conclusion

The Department foresees no fiscal or operational impact and has no objection to the advancement of Council Bill 24-0558.