


F R O M	NAME & TITLE	Corren Johnson, Interim Director	CITY of BALTIMORE	
	AGENCY NAME & ADDRESS	Department of Transportation (BCDOT) 417 E Fayette Street, Room 527		
	SUBJECT	City Council Bill 23-0371	M E M O	

TO: Mayor Brandon M. Scott
TO: Economic and Community Development
FROM: Department of Transportation
POSITION: **No Objection**
RE: Council Bill – 23-0371

DATE: 6/16/23

INTRODUCTION – Zoning - Conditional Use - Residential-Care Facility (Age-Restricted) - 201 Homeland Avenue and a Portion of Block 5027, Lot 003

PURPOSE/PLANS – For the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of a residential-care facility (age-restricted) with 171 units on the property known as 201 Homeland Avenue (Block 5027, Lot 005) and a portion of Block 5027, Lot 003, as outlined in red on the accompanying plat; providing for a certain contingency; providing for a special effective date.

COMMENTS – Council Bill 23-0371 seeks authorization that would allow for the development of a 171-unit senior care facility at 201 Homeland Avenue, residing on the campus of Notre Dame of Maryland University. 201 Homeland Avenue is located within the EC-2 Zoning District. Per the City’s Zoning Code, EC-2 Zoning Districts are specific to educational campus areas, generally observed on college and university campuses. Council Bill 23-0371 would be authorized by companion legislation, specifically Council Bill 23-0370 - Zoning - Use Regulation - Residential-Care Facilities (Age-Restricted).

AGENCY/DEPARTMENT POSITION – The adoption of Council Bill 23-0371 is not expected to have a direct fiscal or operational impact on the Baltimore City Department of Transportation, though the department requires that new development involving over 10 dwelling units, or 15,000 square feet of building space are required to be evaluated for traffic impact study and mitigation requirements. As such, Baltimore City Department of Transportation has **no objection** towards the advancement of Council Bill 23-0371.

If you have any questions, please do not hesitate to contact Liam Davis at Liam.Davis@baltimorecity.gov or at 410-545-3207.

Sincerely,

Corren Johnson
Interim Director