

**CITY OF BALTIMORE
COUNCIL BILL 18-0258
(First Reader)**

Introduced by: Councilmember Stokes, President Young

At the request of: Derese Getnet

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Telephone: 410-547-6900

Introduced and read first time: June 4, 2018

Assigned to: Land Use and Transportation Committee

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Board of Municipal and Zoning Appeals, Planning Commission, Department of Housing and Community Development, Fire Department, Baltimore Development Corporation, Baltimore City Parking Authority Board, Department of Transportation

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **Zoning – Conditional Use Conversion of a Single-Family Dwelling Unit to**
3 **2 Dwelling Units in the R-8 Zoning District – Variance –**
4 **417 East Lafayette Avenue**

5 FOR the purpose of permitting, subject to certain conditions, the conversion of a single-family
6 dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 417
7 East Lafayette Avenue (Block 1104, Lot 024), as outlined in red on the accompanying plat;
8 and granting a variance from certain off-street parking requirements.

9 BY authority of

10 Article 32 - Zoning

11 Sections 5-201(a), 5-305(a), 5-308, 9-701(2), 9-703(f), 16-203, and 16-602 (Table 16-406:

12 Required Off-Street Parking)

13 Baltimore City Revised Code

14 (Edition 2000)

15 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That
16 permission is granted for the conversion of a single-family dwelling unit to 2 dwelling units in
17 the R-8 Zoning District on the property known as 417 East Lafayette Avenue (Block 1104, Lot
18 024), as outlined in red on the plat accompanying this Ordinance, in accordance with Baltimore
19 City Zoning Code §§ 5-201(a) and 9-701(2), subject to the condition that the building complies
20 with all applicable federal, state, and local licensing and certification requirements.

21 **SECTION 2. AND BE IT FURTHER ORDAINED,** That pursuant to the authority granted by §§ 5-
22 201(a), 5-305(a), and 5-308, of Article 32 - Zoning, permission is granted for a variance from the
23 off-street parking requirements of §§ 9-703(f), 16-203, and 16-602, and Table 16-406: Required
24 Off-Street Parking.

25 **SECTION 3. AND BE IT FURTHER ORDAINED,** That as evidence of the authenticity of the
26 accompanying plat and in order to give notice to the agencies that administer the City Zoning

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.

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1 Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council
2 shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat;
3 and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the
4 Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of
5 Housing and Community Development, the Supervisor of Assessments for Baltimore City, and
6 the Zoning Administrator.

7 **SECTION 4. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the 30th day
8 after the date it is enacted.