

**CITY OF BALTIMORE**  
**ORDINANCE \_\_\_\_\_**  
**Council Bill 25-0021**

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Introduced by: Councilmember Bullock

At the request of: Lisa Sui Dang

Address: c/o Nate Pretl

1510 Riverside Ave

Baltimore, MD 21229

Telephone: (267) 254-8025

Introduced and read first time: February 10, 2025

Assigned to: Land Use and Transportation Committee

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Committee Report: Favorable

Council action: Adopted

Read second time: April 28, 2025

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**AN ORDINANCE CONCERNING**

**Rezoning – 3221 Frederick Avenue**

FOR the purpose of changing the zoning for the property known as 3221 Frederick Avenue (Block 2123A, Lot 002), as outlined in red on the accompanying plat, from the I-1 Zoning District to the IMU-1 Zoning District; and providing for a special effective date.

BY amending

Article - Zoning

Zoning District Maps

Sheet 63

Baltimore City Revised Code

(Edition 2000)

**SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That Sheet 63 of the Zoning District Maps is amended by changing from the I-1 Zoning District to the IMU-1 Zoning District the property known as 3221 Frederick Avenue (Block 2123A, Lot 002), as outlined in red on the plat accompanying this Ordinance.

**SECTION 2. AND BE IT FURTHER ORDAINED,** That as evidence of the authenticity of the accompanying plat and in order to give notice to the agencies that administer the City Zoning Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat; and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of Housing and Community Development, the Supervisor of Assessments for Baltimore City, and the Zoning Administrator.

**EXPLANATION:** CAPITALS indicate matter added to existing law.  
[Brackets] indicate matter deleted from existing law.  
Underlining indicates matter added to the bill by amendment.  
~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.

## **Council Bill 25-0021**

1       **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it is  
2 enacted.

**Council Bill 25-0021**

Certified as duly passed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,

this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Chief Clerk

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Mayor, Baltimore City