



## MEMORANDUM

DATE: April 15, 2019  
 TO: Land Use and Transportation Committee  
 FROM: William H. Cole, President and CEO  
 POSITION: No Objection  
 SUBJECT: City Council Bill 19-0349 – Zoning – Conditional Use Conversion of a Single-Family Dwelling Unit to 2 Dwelling Units in the R-8 Zoning District – Variance – 2029 East Lombard Street

### INTRODUCTION

The Baltimore Development Corporation (BDC) is reporting on City Council Bill 19-0339 introduced by Councilmember Sneed at the request of Anita Nucci c/o Alfred Korpisz.

### PURPOSE

The purpose of this Bill is permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 2029 East Lombard Street and granting a variance from certain off-street parking regulations.

### BRIEF HISTORY

The property is currently used as a single-family dwelling and the owner would like to convert the property to two dwelling units. In an R-8 Zoning District, code requires one off-street parking space per dwelling unit. This particular property is constructed in a way that restricts the availability of off-street parking, thus requiring a variance.

### FISCAL IMPACT

NONE

### AGENCY POSITION

BDC has no objection to the approval of City Council Bill 19-0349.

If you have any questions, please do not hesitate to contact Kim Clark at 410-837-9305 or at [kclark@baltimoredevelopment.com](mailto:kclark@baltimoredevelopment.com).

cc: Jeffrey Amoros

[CM]

*NO OBJ*

