

Guthorn, Ben (LEGREF)

From: Catherine Hamblin <norsktre@gmail.com>
Sent: Thursday, March 17, 2022 6:05 PM
To: Guthorn, Ben (LEGREF)
Subject: Fwd: 2315 Eutaw Place UEMNA Letter of Support
Attachments: 2315 Eutaw Place Neighbor Signatures of Support.pdf

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Good evening Mr. Guthorn,

Please find below a letter of support from our community organization.

Best regards,

Catherine Hamblin
2315 Eutaw Pl.

----- Forwarded message -----

From: Upper Eutaw Madison Neighborhood Association <uemna.21217@gmail.com>
Date: Mon, Feb 28, 2022 at 8:01 AM
Subject: 2315 Eutaw Place UEMNA Letter of Support
To: Catherine Hamblin <norsktre@gmail.com>
Cc: James Torrence <James.Torrence@baltimorecity.gov>, <PDC@reservoirhillassociation.org>, Rolando Maxwell <rolandomaxwell@hotmail.com>, <Javas.Raghavan@baltimorecity.gov>

Upper Eutaw Madison Neighborhood Association (UEMNA)
2427 Madison Avenue
Baltimore, MD 21217

February 28, 2022

To Whom It May Concern,

The Upper Eutaw Madison Neighborhood Association (UEMNA) is providing a letter of conditional support for the homeowners' (Catherine Hamblin and Bradley Harden) request for the conversion of their home at 2315 Eutaw Place Baltimore, Maryland 21217 from a single- family unit into two (2) - family units. The homeowners have fulfilled the following steps for consideration of a letter of support from UEMNA:

1. **The owners** have submitted drawings and plans for an Owner-Occupied, 2-Unit Dwelling conversion (one owner occupied unit consisting of the first, second and third floors and one basement rental unit).
2. **The owners** have documentation (submitted plans) of egress for both units
3. **The owners** have submitted plans to mitigate possible parking issues (addition of two parking spots in the rear of the

property).

4. **The owners** have reached out to their neighbors and secured 24 signatures of support from those neighbors (see attachment)
5. **The owners** have attended UEMNA meetings and communicated with the organization and its members on several occasions
6. **The owners** have contacted the Reservoir Hill Association's (RHA) Planning and Development Committee
7. **The owners** plan for the development of the property meets The Baltimore City Commission for Historical & Architectural Preservation (CHAP) requirements.
8. **The owners** have communicated to the area's elected officials and city departments to ensure compliance with applicable ordinances and zoning requirements.

A presentation of this proposal was before members of UEMNA on February 23, 2022 and received no opposition nor additional conditional requests.

UEMNA welcomes Catherine and Bradley as new neighbors and wishes them much success in the restoration of their new home. We also greatly appreciate their conscientious efforts to abide by the codes and regulations of UEMNA and the encompassing RHA neighborhood. Their actions have been exemplary of the type interactions needed to augment our area's growth as a unified community.

If you have any questions or concerns, please do not hesitate to contact uemna.21217@gmail.com.

Sincerely,

Arlen E. Cullors, Jr., PharmD.

President

Upper Eutaw Madison Neighborhood Association