



MEMORANDUM

To: Nick J. Mosby, President, Baltimore City Council

From: Peter Little, Executive Director

Date: January 3, 2023

Subject: City Council Bill 22-0323

I am herein reporting on City Council Bill 22-0323 introduced by Councilmember Ramos at the request of Wonder Dog Enterprises, LLC.

The purpose of this bill is to permit, subject to certain conditions, the establishment, maintenance, and operation of an open off-street parking area on the properties known as 3618 Elm Avenue (Block 3538, Lot 038) and 3620 Elm Avenue (Block 3538, Lot 037), and to provide for a special effective date.

The Parking Authority of Baltimore City (PABC) has reviewed the proposed legislation. This property is in the Hampden neighborhood, where PABC administers on-street parking meters. PABC does not operate any off-street parking facilities in the area. PABC investigated the parking situation in the area in December 2022. The existing parking lot for The Wine Source contains 8 parking spaces (including 1 handicap-accessible space). It appears that there is strong demand at this business, and strong overall on-street parking demand throughout the Hampden neighborhood.

Considering that this bill will create additional parking for customers, PABC has determined the passage of this bill will not negatively impact parking in the area. The proposal will go through site plan review and will be subject to the requirements in the Zoning Ordinance including § 16-401(c), § 16-402 and the Baltimore City Landscape Manual.

Based on the comments above, the PABC does not oppose the passage of City Council Bill 22-0323.