

**CITY OF BALTIMORE**  
**ORDINANCE \_\_\_\_\_**  
**Council Bill 22-0261**

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Introduced by: Councilmember Cohen  
At the request of: Haven Rock, LLC  
Address: c/o Justin A. Williams, Esq.  
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Introduced and read first time: August 15, 2022  
Assigned to: Economic and Community Development Committee  
Committee Report: Favorable, with Amendments  
Council action: Adopted  
Read second time: December 15, 2022

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**AN ORDINANCE CONCERNING**

**Rezoning – 801 South Haven Street, a Portion of Block 6458/Lot 004A, and a Portion of Block 6467/Lot 021A, and a Portion of Block 6458/Lot 004**

FOR the purpose of changing the zoning for the properties known as 801 South Haven Street, a portion of Block 6458/Lot 004A, and a portion of Block 6467/Lot 021A, and a portion of Block 6458/Lot 004, as outlined in red on the accompanying plat, from the I-2 and IMU-2 Zoning Districts to the R-8 Zoning District; and providing for a special effective date.

BY amending  
Article - Zoning  
Zoning District Maps  
Sheet 58 and 68  
Baltimore City Revised Code  
(Edition 2000)

**SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE**, That Sheets 58 and 68 of the Zoning District Maps is amended by changing from IMU-2 Zoning District to the R-8 Zoning District the property known 801 South Haven Street, and from the I-2 Zoning District to the R-8 Zoning District the properties known as a portion of Block 6458/Lot 004A, and a portion of Block 6467/Lot 021A, and a portion of Block 6458/Lot 004, as outlined in red on the plat accompanying this Ordinance.

**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 22-0261**

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

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

**Council Bill 22-0261**

Certified as duly passed this 09 day of January, 2023



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President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,

this 09 day of January, 2023



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Chief Clerk

Approved this 24th day of February, 2023



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Mayor, Baltimore City

Approved for Form and Legal Sufficiency  
This 23rd Day of January, 2023.

Elena R DiPietro

Chief solicitor