




CITY OF BALTIMORE
MAYOR BRANDON M. SCOTT

TO	The Honorable President and Members of the Baltimore City Council
FROM	Alice Kennedy, Housing Commissioner 
DATE	August 6, 2024
SUBJECT	24-0558 Repeal of Ordinance 95-572, as Amended by Ordinance 96-096 - Planned Unit Development - Lighthouse Point

The Honorable President and
Members of the City Council
City Hall, Room 400

8/6/24

Position: Favorable

Introduction

The Department of Housing and Community Development (DHCD) has reviewed City Council Bill 24-0558 Repeal of Ordinance 95-572, as Amended by Ordinance 96-096 - Planned Unit Development - Lighthouse Point for the purpose of repealing Ordinance 95-572, as amended by Ordinance 96-096, which designated certain properties a Business Planned Unit Development known as Lighthouse Point; and providing for a special effective date.

If enacted, City Council Bill 24-0558 would repeal Ordinance 95-572, as Amended by Ordinance 96-096, which designated certain properties a Business Planned Unit Development known as Lighthouse Point. If approved, this ordinance will take effect the day it is enacted.

DHCD Analysis

At its regular meeting of July 11th, 2024, the Planning Commission concurred with the recommendations of its Departmental staff and recommended that the Bill be approved by the City Council. The Commission found that the Planned Unit Development (PUD) known as Lighthouse Point was created in order to facilitate Canton's transition from a primarily industrial area to a primarily residential and community commercial area. The Commission also noted that the area falling within the Lighthouse PUD has subsequently been rezoned to C-2/W-1 under the comprehensive rezoning of the City in 2017, and existing properties will continue as either permitted or lawfully established conditional uses.

DHCD does not foresee any negative impacts resulting from the approval of this bill as the reasonable zoning concerns addressed by the original PUD have been solved by a more modern zoning code and there will be no evident change to the existing uses. The Bill does not have an operational or fiscal impact on DHCD and the properties covered by the PUD are not located within any of DHCD's Impact Investment Areas, Community Development Zones, or Streamlined Code Enforcement Areas.

Conclusion

DHCD respectfully requests a **favorable** report on City Council Bill 24-0558.