



Stephanie Rawlings-Blake  
Mayor

**COMMISSION FOR  
HISTORICAL & ARCHITECTURAL  
PRESERVATION**

Tom Liebel, Chairman

**STAFF REPORT**



Thomas J. Stosur  
Director

**August 9, 2016**

**REQUEST:** Review and Response to City Council Bill for Urban Renewal Amendments: City Council Bill 16-0710: Urban Renewal – Mondawmin Transit Station – Amendment

**RECOMMENDATION:** CHAP has no objection to the amendment and defers to Planning regarding zoning amendments.

**STAFF:** Stacy Montgomery

**PETITIONER(S):** Introduced by City Councilman Mosby at the request of Enterprise Homes, Inc.

**SUMMARY:** City Council Bill 16-0710 proposes to amend the land use plan for the property at 2700 Reisterstown Road from Public to Community Business to accommodate a new multi-family development planned for the area. The property is not historic and staff recommends a finding of no objection.

**SITE/HISTORIC DISTRICT**

The property at 2700 Reisterstown Road is located on the west side of Reisterstown Road at the intersection with Liberty Heights Avenue, across from Mondawmin Mall. The property is not within any historic district and has no historic designation. Druid Hill Park is located to the east.

Site Conditions/Architectural Description: The property in question is a small, vacant parcel. The site has been partially paved and has some greenspace and trees. Wide sidewalks run along the south, east and west sides of the parcel.

**BACKGROUND**

- o There are no previous CHAP actions regarding this site.

**PROPOSAL**

Bill 16-0710 Urban Renewal – Mondawmin Transit Station – Amendment will amend the Urban Renewal Plan for the Mondawmin Transit Station to correct Exhibit 1, “Land Use Plan” to conform to the land use designation of the property at 2700 Reisterstown Road to the property’s existing zoning district classification. The amendment will change the property’s use from Public to Community Business.

**ANALYSIS**

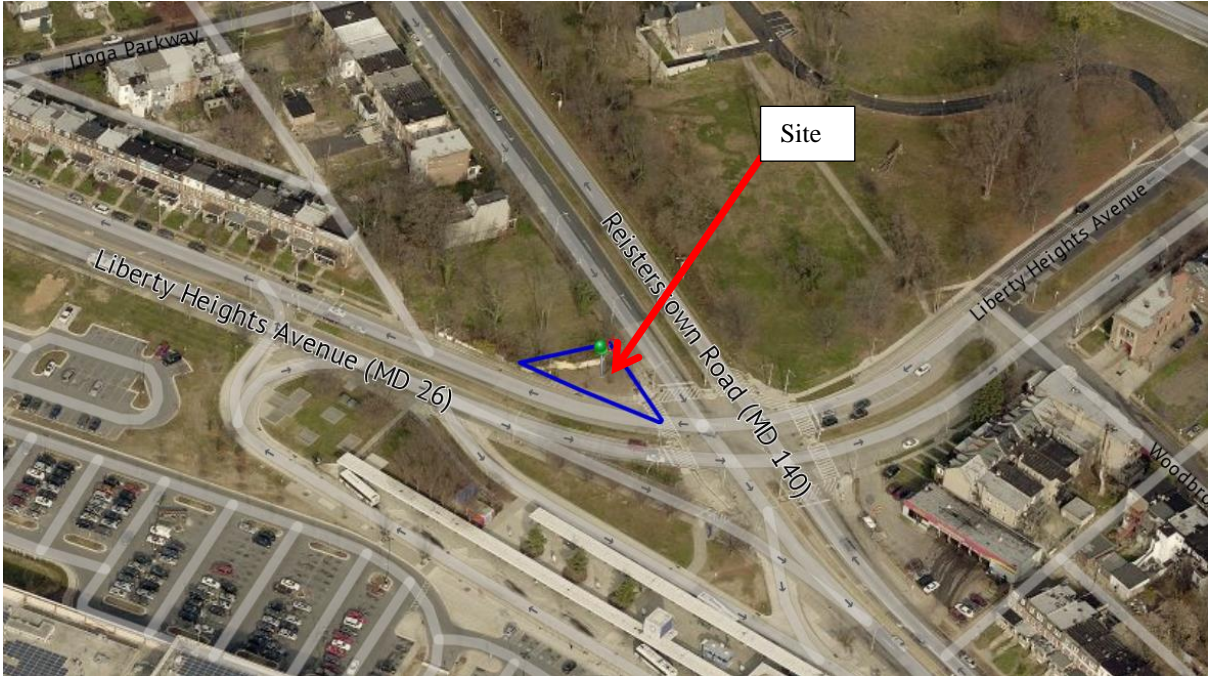
CHAP staff finds that the proposed amendments will have no impact on designated historic properties as the amendments serve to correct the Urban Renewal Plan.

**Staff recommends a finding of no objection and deferment to Planning regarding zoning.**

**Eric Holcomb**

**Director**  
**MAPS & IMAGES**

**Map 1.1 Aerial**



**Map 1.2 Site Map**

