



MEMORANDUM

To: The Honorable President and Members of the Baltimore City Council
c/o Natawna Austin, Executive Secretary

From: Michael Braverman, Housing Commissioner *MB*

Date: November 5, 2019

Re: **City Council Bill 19-0421 Rezoning - Rear Portions of 6240 and 6242 Bellona Avenue**

The Department of Housing and Community Development (DHCD) has reviewed City Council Bill 19-0421 for the purpose of changing the zoning for the rear portions of the properties known as 6240 and 6242 Bellona Avenue (Block 4976, Lots 11 and 11A), as outlined in red on the accompanying plat, from the C-1-VC Zoning District to the R-1-E Zoning District.

If enacted, this Bill would change the zoning of the rear portions of the properties and allow for use as a parking lot for the commercial businesses. At its regular meeting of August 23, 2019, the Planning Commission concurred with the Department of Planning Staff recommendation of approval of this Bill.

Planning departmental staff determined that this change is in the public's interest, in that it will rezone the rear of a residential property that was commercially zoned in a subdivision in 2015 and the parking lot adjacent. The subdivision of 6240 Bellona Ave. occurred during the city's comprehensive rezoning and was overlooked during the map amendments in that it was not corrected at that time. DHCD does not foresee any direct fiscal or operational impacts as a result of the passage of Council Bill 19-0421.

DHCD has reviewed City Council Bill 19-0421 and has **no objection** to the passage of the Bill.

MB:sm

cc: Mr. Nicholas Blendy, *Mayor's Office of Government Relations*