

**CITY OF BALTIMORE
COUNCIL BILL 19-0475
(First Reader)**

Introduced by: Councilmember Pinkett
At the request of: Whitestone Holdings Properties, LLC
Address: c/o Nate Pretl, AB Associates, 201 East Baltimore Street, Suite 1150, Baltimore,
Maryland 21202
Telephone: 443-996-0019
Introduced and read first time: December 5, 2019
Assigned to: Land Use Committee

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Board of Municipal and Zoning Appeals, Planning Commission, Department of Housing and Community Development, Fire Department, Baltimore Development Corporation, Baltimore City Parking Authority Board, Department of Transportation

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **Zoning – Conditional Use Conversion of a Single-Family Dwelling Unit to**
3 **2 Dwelling Units in the R-8 Zoning District – 806 Reservoir Street**

4 FOR the purpose of permitting, subject to certain conditions, the conversion of a single-family
5 dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 806
6 Reservoir Street (Block 3445, Lot 049), as outlined in red on the accompanying plat.

7 BY authority of
8 Article 32 - Zoning
9 Sections 5-201(a) and 9-701(2)
10 Baltimore City Revised Code
11 (Edition 2000)

12 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That
13 permission is granted for the conversion of a single-family dwelling unit to 2 dwelling units in
14 the R-8 Zoning District on the property known as 806 Reservoir Street (Block 3445, Lot 049), as
15 outlined in red on the plat accompanying this Ordinance, in accordance with Baltimore City
16 Zoning Code §§ 5-201(a) and 9-701(2), subject to the condition that the building complies with
17 all applicable federal, state, and local licensing and certification requirements.

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

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.

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1 **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the 30th day
2 after the date it is enacted.