



Legislation Details (With Text)

**File #:** 24-0542      **Version:** 0      **Name:** Rezoning - 3701-3733 Towanda Avenue  
**Type:** Ordinance      **Status:** In Committee  
**File created:** 5/16/2024      **In control:** Economic and Community Development  
**On agenda:**      **Final action:**  
**Enactment date:**      **Enactment #:**  
**Title:** Rezoning - 3701-3733 Towanda Avenue  
 For the purpose of changing the zoning for the properties known as 3701-3733 Towanda Avenue, as outlined in red on the accompanying plat, from the R-6 Zoning District to the C-1 Zoning District.  
**Sponsors:** Sharon Green Middleton  
**Indexes:** Rezoning  
**Code sections:**  
**Attachments:** 1. 3700 Block Towanda Ave - Community Letter of Support, 2. 3700 Block Towanda Ave - Plat, 3. 3700 Block Towanda Ave - Statement of Intent, 4. 24-0542~1st Reader, 5. Planning 24-0542, 6. PABC 24-0542

Date	Ver.	Action By	Action	Result
6/24/2024	0	Economic and Community Development	Scheduled for a Public Hearing	
5/21/2024	0	Baltimore City Council	Refer to Dept. of Transportation	
5/21/2024	0	Baltimore City Council	Refer to Parking Authority Board	
5/21/2024	0	Baltimore City Council	Refer to City Solicitor	
5/21/2024	0	Baltimore City Council	Refer to Planning Commission	
5/21/2024	0	Baltimore City Council	Refer to Board of Municipal and Zoning Appeals	
5/21/2024	0	Baltimore City Council	Refer to Dept. of Housing and Community Development	
5/21/2024	0	Baltimore City Council	Refer to Baltimore Development Corporation	
5/16/2024	0	Baltimore City Council	Introduced	
5/16/2024	0	Baltimore City Council	Assigned	

\* **Warning:** This is an unofficial, introductory copy of the bill. The official copy considered by the City Council is the first reader copy.

**Introductory\***

**City of Baltimore  
Council Bill**

Introduced by: Councilmember Middleton  
At the request of: AB Associates c/o Chase Hoffberger  
Address: 225 E. Redwood Street, Suite 400G, Baltimore, Maryland 21202  
Telephone: (512) 536-0763

A Bill Entitled

An Ordinance concerning

**Rezoning - 3701-3733 Towanda Avenue**

For the purpose of changing the zoning for the properties known as 3701-3733 Towanda Avenue, as outlined in red on the accompanying plat, from the R-6 Zoning District to the C-1 Zoning District.

By amending

Article - Zoning

Zoning District Maps

Sheet 23

Baltimore City Revised Code  
(Edition 2000)

**Section 1. Be it Ordained by the Mayor and City Council of Baltimore,** That Sheet 23 of the Zoning District Maps is amended by changing from the R-6 Zoning District to the C-1 Zoning District the properties known as 3701-3733 Towanda Avenue, as further specified below, and as outlined in red on the plat accompanying this Ordinance.

3701 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 29
3703 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 30
3705 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 31
3707 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 32
3709 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 33
3711 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 34
3713 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 35
3715 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 36
3717 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 37
3719 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 38
3721 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 39
3723 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 40
3725 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 41
3727 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 42
3729 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 43
3731 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 44
3733 Towanda Avenue	Ward 15	Section 31	Block 3176	Lot 45

**Section 2. And be it further ordained,** That as evidence of the authenticity of the accompanying plat and in order to give notice to the agencies that administer the City Zoning Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat; and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of Housing and Community Development, the Supervisor of Assessments for Baltimore City, and the Zoning Administrator.

**Section 3. And be it further ordained,** That this Ordinance takes effect on the 30<sup>th</sup> day after the date it is enacted.