



Legislation Details (With Text)

File #: 17-0164 **Version:** 0 **Name:** Zoning - Conditional Use Conversion of a Single-Family Dwelling Unit to 2 Dwelling Units in the R-8 Zoning District - Variances - 2240 East Baltimore Street

Type: Ordinance **Status:** Enacted

File created: 11/13/2017 **In control:** Mayor

On agenda: **Final action:** 10/29/2018

Enactment date: **Enactment #:** 18-179

Title: Zoning - Conditional Use Conversion of a Single-Family Dwelling Unit to 2 Dwelling Units in the R-8 Zoning District - Variances - 2240 East Baltimore Street
 For the purpose of permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 2240 East Baltimore Street (Block 1723, Lot 039), as outlined in red on the accompanying plat; and granting variances from certain bulk regulations (lot area) and certain off-street parking regulations.

Sponsors: Shannon Sneed

Indexes: Conditional Use, Dwellings, Variances, Zoning

Code sections:

Attachments: 1. Statement of Intent 17-0164, 2. Plat 17-0164, 3. 17-0164~1st Reader, 4. Fire 17-0164, 5. BDC 17-0164, 6. Parking 17-0164, 7. Planning 17-0164, 8. DOT 17-0164, 9. HCD 17-0164, 10. BMZA 17-0164, 11. Law 17-0164, 12. 17-0164~3rd Reader, 13. Completed File_17-0164

Date	Ver.	Action By	Action	Result
10/29/2018	0	City Council	Enacted with no signature from Mayor (passage of 3 council meetings)	
8/6/2018	0	City Council	Approved and Sent to the Mayor	
8/6/2018	0	City Council	3rd Reader, for final passage	
8/6/2018	0	Land Use and Transportation Committee	Recommended Favorably	
8/1/2018	0	Land Use and Transportation Committee	Recommended Favorably	Pass
7/11/2018	0	Land Use and Transportation Committee	Sign Posting	
6/25/2018	0	Land Use and Transportation Committee	Scheduled for a Public Hearing	
4/16/2018	0	Land Use and Transportation Committee	Scheduled for a Public Hearing	
3/12/2018	0	Land Use and Transportation Committee	Scheduled for a Public Hearing	
11/16/2017	0	The City Council	Refer to Fire Department	
11/16/2017	0	The City Council	Refer to Baltimore Development Corporation	
11/16/2017	0	The City Council	Refer to Parking Authority Board	
11/16/2017	0	The City Council	Refer to Dept. of Transportation	
11/16/2017	0	The City Council	Refer to City Solicitor	

11/16/2017	0	The City Council	Refer to Board of Municipal and Zoning Appeals
11/16/2017	0	The City Council	Refer to Planning Commission
11/16/2017	0	The City Council	Refer to Dept. of Housing and Community Development
11/13/2017	0	City Council	Assigned
11/13/2017	0	City Council	Introduced

* **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 Sneed

At the request of: Qwaku Properties

Address: c/o Thomas Stewart, 1389 Jefferson Street, Unit C606, Oakland, California 94612

Telephone: 443-865-5049

A Bill Entitled

An Ordinance concerning

Zoning - Conditional Use Conversion of a Single-Family Dwelling Unit to 2 Dwelling Units in the R-8 Zoning District - Variances - 2240 East Baltimore Street

For the purpose of permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 2240 East Baltimore Street (Block 1723, Lot 039), as outlined in red on the accompanying plat; and granting variances from certain bulk regulations (lot area) and certain off-street parking regulations.

By authority of

Article 32 - Zoning

Section(s) 5-201(a), 5-305(a), 5-308, 9-401, 9-701(2), 9-703(b), 9-703(f), 16-203, and 16-602 (Table 16-406)

Baltimore City Revised Code
(Edition 2000)

Section 1. Be it ordained by the Mayor and City Council of Baltimore, That permission is granted for the conversion of a single-family dwelling unit to 2 dwelling units on the property known as 2240 East Baltimore Street (Block 1723, Lot 039), as outlined in red on the plat accompanying this Ordinance, in accordance with Baltimore City Zoning Code §§ 5-201(a) and 9-701(2), subject to the condition that the building complies with all applicable federal, state, and local licensing and certification requirements.

Section 2. And be it further ordained, That pursuant to the authority granted by §§ 5-305(a) and 5-308 of Article 32 - Zoning, permission is granted for a variance from the requirements of §§ 9-703(b) and 9-401: Bulk regulations (lot area) in the R-8 Zoning District.

Section 3. And be it further ordained, That pursuant to the authority granted by §§ 5-305(a) and 5-308 of Article 32 - Zoning, permission is granted for a variance from the requirements of §§ 9-703(f), 16-203, and 16-602: Off-street parking in the R-8 Zoning District (Table 16-406).

Section 4. 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 5. And be it further ordained, That this Ordinance takes effect on the 30th day after the date it is enacted.