



Stephanie Rawlings-Blake
Mayor

PLANNING COMMISSION
Wilbur E. "Bill" Cunningham, Chairman

AGENDA

September 19, 2013 – #1858

Working Session – 12:00 p.m.
Regular Session – 1:30 p.m.



Thomas J. Stosur
Director

- 1. ROLL CALL**
- 2. APPROVAL OF MINUTES**
- 3. CITY COUNCIL BILL #13-0260/PLANNED UNIT DEVELOPMENT – AMENDMENT 1 – NEW LAFAYETTE COURTS** (Councilmembers Carl Stokes and Warren Branch)
For the purpose of approving certain amendments to the New Lafayette Courts Residential Planned Unit Development (Twelfth District)

(Postponed to a later date)
- 4. CITY COUNCIL BILL #13-0253/ZONING – CONDITIONAL USE CONVERSION OF A 1-FAMILY DWELLING UNIT TO A 2-FAMILY DWELLING UNIT IN THE R-8 ZONING DISTRICT – 229 NORTH COLLINGTON AVENUE** (Councilmember Warren Branch)
For the purpose of permitting, subject to certain conditions, the conversion of a 1-family dwelling unit to a 2-family dwelling unit in the R-8 Zoning District on the property known as 229 North Collington Avenue (Block 1688, Lots 13 and 75), as outlined in red on the accompanying plat. (Thirteenth District)
- 5. CITY COUNCIL BILL #13-0252/REZONING – 3101 EAST MONUMENT STREET** (Councilmember Warren Branch)
For the purpose of changing the zoning for the property known as 3101 East Monument Street, as outlined in red on the accompanying plat, from the R-8 Zoning District to the B-1 Zoning District (Thirteenth District)
- 6. REVISED FINAL DESIGN APPROVAL/MONDAWMIN MALL PUD #17 – 2401 LIBERTY HEIGHTS AVENUE** (Seventh District)

(Postponed to a later date)
- 7. MULTIPLE PRINCIPAL STRUCTURES ON A RESIDENTIAL LOT/4915 HOLDER AVENUE** (Third District)

8. CITY COUNCIL BILL #12-0152/TRANSFORM BALTIMORE -

COMPREHENSIVE ZONING (City Council President – Administration)

For the purpose of establishing a new Zoning Code for Baltimore City; modifying the laws governing the agencies and officials who administer the City's zoning processes, including the Zoning Administrator, the Board of Municipal and Zoning Appeals, the Planning Commission, the Planning Director, and the Commissioner of Housing and Community Development; providing for the respective powers and duties of these agencies and officials; establishing new zoning districts for the City, including Residential, Commercial, Industrial, Open Space, Environmental, Special Purpose, and Overlay Districts; adopting maps and profiles for the various districts; establishing the requirements and procedures for obtaining zoning amendments, use permits, and other approvals; establishing use regulations for various districts, including permitted uses, conditional uses, and prohibited uses; establishing bulk and yard regulations for various districts, including height, lot coverage, lot areas, floor area ratio, and yard size standards; establishing design standards for development in various districts; establishing off-street-parking requirements, sign regulations, and other regulations for various districts; requiring special reviews for certain proposed developments, including site plan review, environmentally sensitive areas review, design review, and landscape review; providing for the establishment and regulation of planned unit developments; establishing certain transition rules and authorizing the continuation of certain nonconforming uses and structures, subject to certain conditions; providing for conditional uses (special exceptions), variances, and other modifications or approvals; defining certain terms; establishing certain rules of construction; prohibiting certain conduct; establishing enforcement procedures, including civil and criminal penalties; conforming cross-references in other articles; correcting, clarifying, and conforming related provisions; providing for a special effective date; and generally relating to zoning and development laws of the City of Baltimore. (Citywide)

CONSENT AGENDA

9. CITY COUNCIL BILL #13-0256/BALTIMORE CITY LANDMARK LIST –

HAVEN STREET FACTORY (Councilmembers – Brandon M. Scott, James B. Kraft)

For the purpose of designating the Haven Street Factory, 101 North Haven Street, as a historical landmark. (Second District)

10. MINOR SUBDIVISION FINAL PLANS/505 PARK AVENUE (Eleventh District)

(Postponed to a later date)

11. MINOR SUBDIVISION FINAL PLANS/2118 MADISON AVENUE (Seventh District)

12. REVISED FINAL DESIGN APPROVAL/THE DISTRICT AT CANTON CROSSING PLANNED UNIT DEVELOPMENT – PHASE I (First District)

13. CIP TRANSFERS

This agenda was prepared on the assumption that all necessary materials have been made available in sufficient time for consideration by the Commission at this meeting. There are occasionally changes in this agenda when relevant materials have not been delivered to the Department on schedule. **For any item marked (**), please call the Department at 410-396-4488 for most current information.**

The meeting will be held in the Phoebe B. Stanton Boardroom of the Department of Planning, located on the 8th floor of 417 East Fayette Street.