

CITY OF BALTIMORE, BOARD OF MUNICIPAL & ZONING APPEALS

ZONING APPEALS DOCKET FOR TUESDAY, AUGUST 2, 2022
IN PERSON HEARING – 417 E Fayette St 8th floor

See: <https://zoning.baltimorecity.gov/> or call (410) 396-4301 for details on how to participate in this public hearing*

12:30P.M.-1:00 P.M. GENERAL MEETING *

Extension(s): BMZ 2017-084 1404 S Charles St; AB Associates
 BMZ 2021-016 223 E Churchill St; AB Associates

Reconsideration(s):

Miscellaneous: Deliberations – Motion to Dismiss, 2021-095 Ns W Northern Pkwy 306-7 Ft E of Falls Rd Block 4820E, Lot 021 Overlook LLC.

1:00 P.M. ZONING DOCKET

NOTE: CASES MAY NOT NECESSARILY BE HEARD IN THE ORDER THAT THEY APPEAR ON THE DOCKET

<u>APPEAL NO.</u>	<u>PREMISES</u>	<u>APPELLANT</u>	<u>PURPOSE OF APPEAL</u>
2022-151	925 Ramsay St	Adrian Beegle	Permit #COM202-57177 & #COM2021-69492 issued in error. Variance request never posted.
2022-232	834 N Bentalou	Tanya Bell	To use basement as a hair salon and spa
2022-235	3305 Seven Mile Ln	Donny Ankri	Variance to bulk regulations to the construction of a two-story addition
2022-238	840 W 33rd St	AB Associates	To consolidate, demolish existing structure, and to construct a two-story structure that will contain a dwelling unit/art studio
2022-239	2318 Essex St	Pete Weinberg	Variance to bulk regulations to construct a three-story rear addition and a rooftop deck
2022-241	2200 Poplar Grove St	Olalekan Oketunji	To use a multi-family dwelling consisting of two dwelling units
2022-242	5111 Plainfield Ave	Atiya Wells	To use the premises as a community center
2022-243	1212 Haverhill Rd	Jeff Landow	Variance to bulk regulations to install a 6 ft fence along Clarenell Rd on the right side of the property.

2022-244	6077 Harford Rd	R&H Community Services	To use portion as a drivers' education classroom
2022-245	4712 Curtis Ave	Keith Grimes	To use as motor vehicle service and repair major.
2022-246	3123 W North Ave	Eric Thompson-Bey	To use premises as a community center
2022-248	1800 Light St	Alex Tracktman	To change the use from two dwelling units to four dwelling units
2022-249	5603-5607 N Charles	Mark Schroeder	To use empty dwelling as temporary classroom space for one school year
2022-251	4035 Falls Rd	Ward & Co	To use premises as offices.
2022-254	3200 Gwynns Falls Pkwy	Paula Richardson	To use as two dwelling units.
2022-265	5820 York Rd	Yvonne Arthur	To use Suite #203 as a driving school
2022-276	801 S Ann St	Stephan Fogleman	To use first floor as restaurant with beer, wine & liquor license (BMZ2015-355) To use second and third floor as restaurant with beer, wine & liquor license. Variance required for off street parking.

*BMZA reserves the right to conduct portions of the general meeting in closed session pursuant to the Maryland Open Meetings Act, §§ 3-301, 3-305, of the General Provisions Article of the Maryland Code.

To review and confirm individual appeal information visit Baltimore Housing:
http://cels.baltimorehousing.org/Search_BMZA_Map.aspx

Questions or comments may be sent to:
bmza@baltimorecity.gov

**Please note the appeal number and the subject property address in your question or comment.
*Written comments must be received no later than 24 hours prior to the scheduled virtual hearing.***