

CITY OF BALTIMORE, BOARD OF MUNICIPAL & ZONING APPEALS

ZONING APPEALS DOCKET FOR TUESDAY, June 4, 2024
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):
Reconsideration(s):
Deliberation(s):
Miscellaneous:

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>ZONING DISTRICT</u>	<u>APPELLANT</u>	<u>PURPOSE OF APPEAL</u>
2023-150	2005 Fleet St	C-1	Jesus Estrada	To use ground floor as a health-care clinic requiring conditional use approval.
2024-053	1900 W Saratoga	R-7	Frank Moses	To use first floor as office requiring conditional use approval.
2024-057	5002 York Rd	C-2	Drew Tildon, Esq.	To add an accessory drive-through facility to restaurant requiring conditional use approval.
2024-067	5060 Wabash Ave	I-2	Hal Arnold	To continue to use as motor vehicle service and repair: minor (fully enclosed structure) and use rear portion as a social club requiring conditional use approval
2024-068	813 W 36 th St	C-1	Timeless, LLC	To use portion of ground floor as a personal services establishment (body piercing studio) requiring conditional use approval.
2024-069	846 N Eutaw	TOD-2	AB Associates	To install a digital billboard (48’x14’) requiring conditional use approval.
2024-071	608 Berry St (Negative appeal)	R-6	Susan and Melvin Frank	To appeal issuance of permit #COM2024-00022
2024-072	1209 Myrtle Ave	R-8	Yosi Azulay	To use premises as a four-dwelling unit requiring minimum lot area and off-street parking variances
2024-074	604 S Milton Ave	R-8	Mike Knoepfle	To construct a two-story rear addition with rooftop deck requiring variances to bulk regulations.

2024-075	508 S Bradford St	R-8	Mike Knoepfle	To construct a two-story rear addition with rooftop deck requiring variances to bulk regulations.
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3:00 P.M. DOCKET

<u>APPEAL NO.</u>	<u>PREMISES</u>	<u>ZONING DISTRICT</u>	<u>APPELLANT</u>	<u>PURPOSE OF APPEAL</u>
2017-073	5715 Roland Ave	R-2	Guy Naylor	Appealing the revocation of use permit #USE2016-03740, to build a single-family detached house requiring relief from the minimum front yard regulations.

*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.

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.