



**PLANNING COMMISSION**  
*Sean D. Davis, Chair; Eric Stephenson, Vice Chair*



**AGENDA**  
**April 18, 2024 – #2053**

*Brandon M. Scott*  
Mayor

**Briefing Session – 12:15 pm - 1:00 pm**  
**Regular Session – 1:00 pm**

*Chris Ryer*  
Director

This meeting will be conducted **in-person only**. We are still working to perfect a remote video conference option in a “hybrid” meeting format, but it is not available for this meeting. Please check the Planning Commission agenda webpage for updates and participation instructions: <https://pc.baltimorecity.gov/2024-agendas>

You may submit written testimony to [eric.tiso@baltimorecity.gov](mailto:eric.tiso@baltimorecity.gov) not later than 4pm on April 16, 2023.

Meeting materials will be online for public review as they become available:  
<https://baltimoreplanning.wixsite.com/pcpublic>

**1:00 PM**

- 1. ROLL CALL**
- 2. APPROVAL OF MINUTES – March 28, 2023**

**CONSENT AGENDA**

- 3. CIP TRANSFERS**
- 4. MINOR SUBDIVISION FINAL PLANS/ 1110/1112; 1126/1128; 1130/1132; 1111/1113 SHIELDS PLACE (Eleventh District)**
- 5. MINOR SUBDIVISION FINAL PLANS/ 2401-09 LINDEN AVENUE – SAINT FRANCIS NEIGHBORHOOD CENTER (Seventh District)**
- 6. FINAL SUBDIVISION REVISED FINAL DESIGN APPROVAL/ 850 WEST NORTH AVENUE – PARCEL A – RESERVOIR SQUARE (Seventh District)**

**REGULAR AGENDA**

- 7. CITY COUNCIL BILL #24-0498/ REZONING – 3014-3030 DARBY STREET EAST; 3021-3039 ELM AVENUE; 800-810 DARBY STREET SOUTH; NORTH SIDE DARBY STREET SOUTH ADJACENT 810 EAST; 3000-3012 DARBY STREET EAST; AND 3003-3019 ELM AVENUE (Fourteenth District)**

For the purpose of changing the zoning for the properties known as 3014-3030 Darby Street East; 3021-3039 Elm Avenue; 800-810 Darby Street South; North Side Darby Street South Adjacent 810 East; 3000-3012 Darby Street East; and 3003-3019 Elm Avenue , as outlined in red on the accompanying plat, from the R-7 Zoning District to the R-8 Zoning District; and providing for a special effective date. (Councilmember Ramos)

**8. CITY COUNCIL BILL #24-0501/ ZONING – CONDITIONAL USE CONVERSION OF A SINGLE-FAMILY DWELLING UNIT TO 2 DWELLING UNITS IN THE R-8 ZONING DISTRICT – VARIANCES – 1833 WEST LEXINGTON STREET** (Ninth District)

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 1833 West Lexington Street (Block 0178, Lot 017), as outlined in red on the accompanying plat; granting certain variances from off-street parking requirements; and providing for a special effective date. (Councilmember Bullock)

**1:30 PM**

**9. CITY COUNCIL BILL #23-0442/ REZONING – 2220 REISTERSTOWN ROAD** (Seventh District)

For the purpose of changing the zoning for the property known as 2220 Reisterstown Road (Block 3227, Lot 050), as outlined in red on the accompanying plat, from the C-2 Zoning District to the C-1 Zoning District. (Councilmember Torrence)

**10. CITY COUNCIL BILL #23-0455/ ZONING – CONDITIONAL USE CONVERSION OF A SINGLE-FAMILY DWELLING UNIT TO 4 DWELLING UNITS IN THE R-8 ZONING DISTRICT – 1127 NORTH CAROLINE STREET** (Twelfth District)

For the purpose of permitting, subject to certain conditions, the conversion of a single-family dwelling unit into 4 dwelling units in the R-8 Zoning District on the property known as 1127 North Caroline Street (Block 1177, Lot 033), as outlined in red on the accompanying plat; and providing for a special effective date. (Councilman Stokes)

**11. MARKET CENTER STRATEGIC REVITALIZATION PLAN** (Eleventh District)

**2:00 PM**

**12. REVISED STREET CLOSING/ CLOSING A 13.5 FOOT PORTION OF REMINGTON AVENUE BETWEEN WEST 28<sup>TH</sup> STREET AND CRESMONT AVENUE** (Twelfth District)

This agenda was prepared on the assumption that all necessary materials have been made available in sufficient time for consideration by the Planning Commission at this meeting. There are occasionally changes in this agenda when relevant materials have not been delivered to the Department of Planning as required.

**For any item marked (\*\*), please call the Department of Planning at 410-396-8358 for the most current information. The meeting will be held in the Phoebe B. Stanton Boardroom of the Department of Planning, located on the 8<sup>th</sup> floor of 417 East Fayette Street.**