CITY OF BALTIMORE
MAYOR BRANDON M. SCOTT

TO	The Honorable President and Members of the Baltimore City Council
FROM	Laura Larsen, Budget Director
DATE	September 3rd, 2025
SUBJECT	25-0085 Sale of Property – Section of West Saratoga Street

The Honorable President and
Members of the City Council
City Hall, Room 400

Position: Support
The Department of Finance is herein reporting on City Council Bill 25-0085, Sale of Property – Section of West Saratoga Street bounded by Pearl Street, West Saratoga Street, and North Greene Street. The purpose of this bill is to authorize the closing and sale of specific parcels of City right-of-way to the University of Maryland, Baltimore (UMB). This will enable UMB to consolidate its properties on this block into a single parcel, with short-term plans for playing fields and potential for larger-scale future development.

Background
The University of Maryland, Baltimore currently owns the adjacent properties separated by the portion of right-of-way proposed for closure. All properties on this block are owned by the State of Maryland through UMB. Upon closure, the parcels highlighted in the bill—comprising a 6-foot portion of West Saratoga Street and a 10.67-foot alley—are expected to be sold to UMB to facilitate property consolidation. The City will retain easements for utilities that are not abandoned or relocated within the closed area's footprint. This easement provision ensures that essential infrastructure and services are preserved.

Fiscal Impact
The Department of Finance anticipates a minimal fiscal impact from this legislation. Funds from the sale would be deposited into the Surplus Property Fund. This fund is used to maintain surplus city property and can be used to cover real estate transaction related expenses. The sale is expected to facilitate potential development by UMB over the long term which will help to promote job creation and increase tax revenue for the City.

Conclusion
City Council Bill 25-0085 authorizes the City to close and sell a section of West Saratoga Street and an alley to the University of Maryland, Baltimore (UMB). This will allow UMB to consolidate its properties on the block for short-term use as playing fields and possible future development. The City will retain utility easements to maintain essential infrastructure. The fiscal impact is minimal, with sale proceeds going to the Surplus Property Fund for maintaining surplus city property and covering transaction costs.

For the reasons stated above, the Department of Finance does not oppose City Council Bill 25-0085.

cc: Michael Mocksten

Nina Themelis