


FROM	NAME & TITLE	David E. Scott, P.E., Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Department of Public Works 600 Abel Wolman Municipal Building		
	SUBJECT	CITY COUNCIL BILL 09-0360		

TO

DATE: August 7, 2009

The Honorable President and Members
of the Baltimore City Council
c/o Karen Randle
Room 400 - City Hall

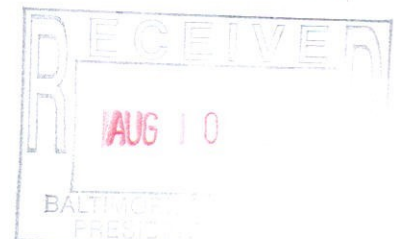
I am herein reporting on City Council Bill 09-0360 introduced by Council President Rawlings Blake on behalf of the Administration (Department of Public Works).

The purpose of the Bill is to condemn and close (1) a portion of Penn Street, extending from Lombard Street, North 02° 49' 40" West 346.42 feet to Redwood Street and (2) a portion of Penn Street at a point on the east side thereof, distant North 02° 49' 40" West 107.33 feet from the north side of Lombard Street and extending North 02° 49' 40" West 239.09 feet, as shown on Plat 184-A-23A in the Office of the Department of Public Works.

The University of Maryland Medical Center operates the highly regarded R. Adams Cowley Shock Trauma Center located at Penn Street, just north of Lombard Street. The Shock Trauma Center not only treats some of the most challenging patients, it also serves as a major training and research center in the trauma field. Due to the increasing demand for care, the Medical Center would like to add 10 operating rooms, additional beds and other program space, and increase the size of the rooftop helipad. In order to accommodate these needs, the Medical Center will construct a 7-story expansion on property currently occupied by a one-story brick structure. The design of the facility will also require extending the new structure into the Penn Street right-of-way, beginning at an 18-foot height above grade. Air rights already granted to the Medical Center in 1988 along this block of Penn Street will also need to be extended to accommodate the expanded helipad rooftop site. Both of these needed rights-of-way encroachments require closure of air rights. City Council Bill 09-0360, if approved, would close the following air rights to public use, and companion legislation would authorize their sale (City Council Bill 09-0361):

- An approximately 24 foot by 346.42 foot by 9 foot by 239.09 foot by 15 foot by 107.33 foot portion of Penn Street right-of-way, east side, beginning approximately 18 feet above grade and extending to an unlimited height; and
- An approximately 15 foot wide by 239.09 foot long portion of Penn Street right-of-way, east side, beginning approximately 18 feet above grade and extending to 150 feet above grade.

F/A



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As of July 1, 2009, the Bureau of General Services became the Department of General Services. Due to this change, the following technical amendments are recommended:

Amendment No. 1

Page 1, line 8, replace “Office of the Department of Public Works” with “Office of the Department of General Services”; so that it reads: “...as shown on Plat 184-A-23A in the Office of the Department of ~~Public Works~~ General Services.”

Amendment No. 2

Page 1, line 19, replace “Department of Public Works” with “Department of General Services”; so that it reads: “...That the Department of ~~Public Works~~ General Services shall proceed to condemn and close...”

Amendment No. 3

Page 2, line 22, insert the word “originally” before the word “filed”; and on line 23, add the words “and now filed in the Office of the Department of General Services” at the end of the sentence; so that it reads: “...prepared by the Survey Control Section and originally filed on June 4, 2009, in the Office of the Department of Public Works and now filed in the Office of the Department of General Services.”

Amendment No. 4

Page 2, line 27, replace “Director of Public Works” with “Director of General Services”, so that it reads: “...all applicable rules and regulations adopted by the Director of ~~Public Works~~ General Services and filed with the Department of Legislative Reference.”

Based on these findings, the Department of Public Works supports passage of City Council Bill 09-0360 as proposed to be amended.



David E. Scott, P.E.
Director

DES/MMC:pat

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