

**CITY OF BALTIMORE
COUNCIL BILL 11-0762
(First Reader)**

Introduced by: Councilmember Reisinger
At the request of: Joseph R. Woolman, III, J.R. Woolman, LLC
Address: 111 South Calvert Street, Suite 2700, Baltimore, Maryland 21202
Telephone: 410-385-5328

Introduced and read first time: August 15, 2011
Assigned to: Urban Affairs and Aging Committee

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Board of Municipal and Zoning Appeals, Planning Commission, Department of Housing and Community Development, Department of Public Works, Baltimore Development Corporation, Baltimore City Parking Authority Board, Department of Transportation

A BILL ENTITLED

1 AN ORDINANCE concerning

2 style="text-align:center">**Urban Renewal – Key Highway –**
3 style="text-align:center">**Amendment _**

4 FOR the purpose of amending the Urban Renewal Plan for Key Highway to revise Exhibits C and
5 D to reflect the change in zoning, upon approval by separate ordinance, for 1302 Key
6 Highway; waiving certain content and procedural requirements; making the provisions of
7 this Ordinance severable; providing for the application of this Ordinance in conjunction with
8 certain other ordinances; and providing for a special effective date.

9 BY authority of
10 Article 13 - Housing and Urban Renewal
11 Section 2-6
12 Baltimore City Code
13 (Edition 2000)

14 style="text-align:center">**Recitals**

15 The Urban Renewal Plan for Key Highway was originally approved by the Mayor and City
16 Council of Baltimore by Ordinance 86-622 and last amended by Ordinance 08-50.

17 An amendment to the Urban Renewal Plan for Key Highway is necessary to revise Exhibits
18 C and D to reflect the change in zoning, upon approval by separate ordinance, for 1302 Key
19 Highway.

20 Under Article 13, § 2-6 of the Baltimore City Code, no change may be made in any approved
21 renewal plan unless the change is approved in the same manner as that required for the approval
22 of a renewal plan.

23 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That the
24 following changes in the Urban Renewal Plan for Key Highway are approved:

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.

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1 (1) Upon approval of rezoning by separate ordinance, for the property known as 1302
2 Key Highway, revise Exhibit C, “Land Use”, to reflect the change in zoning from
3 Industrial to Community Business.

4 (2) Upon approval of rezoning by separate ordinance, revise Exhibit D, “Existing
5 Zoning”, to reflect the change in zoning for the property known as 1302 Key
6 Highway, from the M-2-2 Zoning District to the B-2-4 Zoning District.

7 **SECTION 2. AND BE IT FURTHER ORDAINED**, That the Urban Renewal Plan for Key
8 Highway, as amended by this Ordinance and identified as “Urban Renewal Plan, Key Highway,
9 revised to include Amendment __, dated August 15, 2011”, is approved. The Department of
10 Planning shall file a copy of the amended Urban Renewal Plan with the Department of
11 Legislative Reference as a permanent public record, available for public inspection and
12 information.

13 **SECTION 3. AND BE IT FURTHER ORDAINED**, That if the amended Urban Renewal Plan
14 approved by this Ordinance in any way fails to meet the statutory requirements for the content of
15 a renewal plan or for the procedures for the preparation, adoption, and approval of a renewal
16 plan, those requirements are waived and the amended Urban Renewal Plan approved by this
17 Ordinance is exempted from them.

18 **SECTION 4. AND BE IT FURTHER ORDAINED**, That if any provision of this Ordinance or the
19 application of this Ordinance to any person or circumstance is held invalid for any reason, the
20 invalidity does not affect any other provision or any other application of this Ordinance, and for
21 this purpose the provisions of this Ordinance are declared severable.

22 **SECTION 5. AND BE IT FURTHER ORDAINED**, That if a provision of this Ordinance concerns
23 the same subject as a provision of any zoning, building, electrical, plumbing, health, fire, or
24 safety law or regulation, the applicable provisions shall be construed to give effect to each.
25 However, if the provisions are found to be in irreconcilable conflict, the one that establishes the
26 higher standard for the protection of the public health and safety prevails. If a provision of this
27 Ordinance is found to be in conflict with an existing provision of any other law or regulation that
28 establishes a lower standard for the protection of the public health and safety, the provision of
29 this Ordinance prevails and the other conflicting provision is repealed to the extent of the
30 conflict.

31 **SECTION 6. AND BE IT FURTHER ORDAINED**, That this Ordinance takes effect on the date it
32 is enacted.