


FROM	NAME & TITLE	Theodore Atwood, Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Department of General Services 800 Abel Wolman Municipal Building		
	SUBJECT	CITY COUNCIL BILL 11-0785		

DATE: October 17, 2011

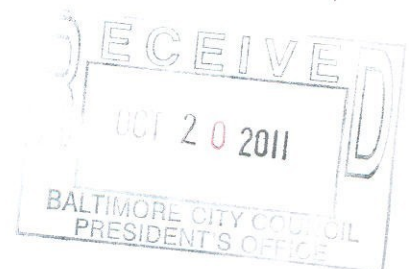
TO

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 11-0785 introduced by the Council President on behalf of the Administration (Department of General Services).

The purpose of the Bill is to condemn and close certain streets and alleys bounded by Poppleton Street, Fayette Street, Fremont Avenue, and Baltimore Street, as shown on Plat 341-A-44A in the Office of the Department of General Services.

Ordinance 03-613 approved the application of the University of Maryland Baltimore and UMB Health Sciences Research Park Corporation to have certain property designated a Business Planned Unit Development (PUD) and approved a Development Plan. The PUD included the properties known as 800-946 West Baltimore Street, 803-927 and 802-812 West Fairmount Avenue, 3-15 and 6-16 North Poppleton Street, 4-12 North Freemont Avenue, 3-11 North Schroeder Street, 3-15 North Amity Street, and 801 West Fayette Street. The main campus of the University of Maryland Baltimore is located directly across from the Poppleton area, along the east side of Martin Luther King Jr. Boulevard. The PUD extended the campus to the west side of the Boulevard for the biopark development. All of these properties are located within the Poppleton Urban Renewal Area. Ordinance 11-477 repealed the existing Development Plan and approved a new Plan, expanding the boundaries of the PUD to include 72 additional properties and two open space areas located along the north- and south-side of Baltimore Street and Martin Luther King Jr. Boulevard. The new Development Plan includes: expansion of the parking garage to provide additional spaces and the potential for retail and possibly a residential component; two development parcels at the western edge of the PUD and along West Baltimore Street; laboratory and office space at the northwest corner of Martin Luther King Jr. Boulevard and Baltimore Street; a new Proton Treatment Center; an open space network that would retain landscaped areas at Martin Luther King Jr. Boulevard, Baltimore and Freemont Streets, open space along Baltimore Street and two landscaped areas flanking Baltimore Street at Schroeder Street; and streetscape plans along Baltimore and adjoining streets.

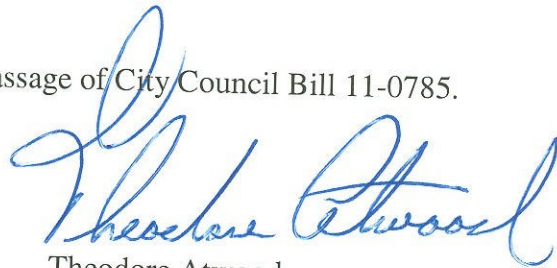


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The University of Maryland Baltimore and UMB Health Sciences Research Park Corporation are collaborating on the development of the Proton Therapy Center, an advanced radiation technology cancer treatment facility that will be the first in the Baltimore/Washington D.C. region. This \$200 million facility will also include a hotel to accommodate the patients who will require extended stays for treatment. City Council Bill 11-0785 and companion legislation (City Council Bills 11-0784 and 11-0786), if approved, will open, close and authorize the sale of certain streets and alleys bounded by Poppleton Street, Fayette Street, Freemont Avenue, and Baltimore Street. Closure and sale of these former rights-of-way would allow for their incorporation into the development site. The portions of streets and alleys to be closed to public use are as follows:

- An approximately 30 foot wide by 181 foot long portion of West Fairmount Avenue located to the rear of 811 to 833 West Fayette Street;
- An approximately 10 foot wide by 158 foot long alley located perpendicular to and between West Fayette Street and West Fairmount Avenue; and
- A varying-in-width alley beginning perpendicular to the east side of the above 10 foot alley to be closed, ending at the north side of West Fairmount Avenue, and bordering the rear of 801 West Fayette Street, 10 and 12 North Freemont Avenue, and 802/812 West Fairmount Avenue.

The Department of General Services supports passage of City Council Bill 11-0785.



Theodore Atwood
Director

TA/MMC:pat

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