

CITY OF BALTIMORE

STEPHANIE RAWLINGS-BLAKE, Mayor



DEPARTMENT OF LAW

GEORGE A. NILSON, City Solicitor  
101 City Hall  
Baltimore, Maryland 21202

April 24, 2013

The Honorable President and Members  
of the Baltimore City Council  
Attn: Karen Randle, Executive Secretary  
Room 409, City Hall  
100 N. Holliday Street  
Baltimore, Maryland 21202

Re: City Council Bill 13-0195 – Planned Unit Development – Designation –  
Harbor Point

Dear President and City Council Members:

The Law Department has reviewed City Council Bill 13-0195 for form and legal sufficiency. The bill would repeal the existing Development Plan for the Harbor Point Planned Unit Development (“PUD”), which designated the area as a Business PUD and replace it with a new Development Plan. The bill is in accordance with Titles 9 and 10 of the Zoning Code, as are the amendments suggested by the Department of Planning.

Pursuant to the City Zoning Code, the repeal and reenactment of a PUD is classified as a “legislative authorization,” requiring certain procedures. ZC §§16-101(c)(3); 16-101(d). Notice requirements apply to the introduction of the bill, including posting the property for 30 days within one week of the notice of introduction. *See* ZC §16-203. The bill must be referred to certain City agencies, which are obligated to review the bill in a specified manner. *See* ZC §§16-301–16-303. Additional public notice and hearing requirements also apply to the bill, including advertising the time, place and subject of the hearing in a paper of general circulation for 15 days and posting the property conspicuously with this same information. *See* Md. Code, Land Use, §10-303; ZC §16-402. Finally, certain limitations on the City Council’s ability to amend the bill apply, including a Third Reading hold-over before final passage by the Council. *See* ZC §§16-403, 16-404. Assuming all the procedural requirements are met, the Law Department will approve the bill for form and legal sufficiency.

Very truly yours,

Hilary Ruley  
Assistant Solicitor

cc: George Nilson, City Solicitor  
Angela C. Gibson, Mayor’s Legislative Liaison  
Elena DiPietro, Senior Solicitor  
Victor Tervalá, Assistant Solicitor

