

CITY OF BALTIMORE
COUNCIL BILL 06-0536
(First Reader)

Introduced by: The Council President
At the request of: The Administration (Department of Housing and Community Development)
Introduced and read first time: October 30, 2006
Assigned to: Urban Affairs Committee

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

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **Urban Renewal – Carroll Camden –**
3 **Amendment _**

4 FOR the purpose of amending the Urban Renewal Plan for Carroll Camden to revise the
5 boundary description for the Project Area and to revise exhibits to reflect the changes in the
6 Plan; waiving certain content and procedural requirements; making the provisions of this
7 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 **Recitals**

15 The Urban Renewal Plan for Carroll Camden was originally approved by the Mayor and City
16 Council of Baltimore by Ordinance 02-296 and last amended by Ordinance 06-321.

17 An amendment to the Urban Renewal Plan for Carroll Camden is necessary to revise the
18 boundary description for the Project Area and to revise exhibits to reflect the changes in the
19 Plan.

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

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

Council Bill 06-0536

1 (1) In Section A. Project Description of the Plan, amend the Boundary Description to
2 read as follows:

3 Beginning for the same at a point formed by the intersection of the east side of
4 South Eutaw Street and the south side of Camden Street; thence binding on the
5 south side of said Camden Street westerly 750 feet, more or less, to the center line
6 of Russell Street; thence binding on the center line of Russell Street southerly to a
7 point formed by the intersection of Russell Street and the center line of Martin
8 Luther King, Jr. Boulevard;

9 thence westerly along the centerline of Martin Luther King, Jr. Boulevard to a
10 point formed by the west side of South Paca Street extended; thence binding on
11 the west side of South Paca Street extended southwesterly to intersect the north
12 side of West Ostend Street; thence binding on the north side of West Ostend
13 Street northwesterly to intersect the west side of Scott Street northerly to intersect
14 the northeastern boundary of Lot 62, Block 820; thence binding on the
15 northeastern boundary of said Lot 62, Block 820 northwesterly to intersect the
16 southeast side of Wicomico Street; thence binding on the southeast side of
17 Wicomico Street northeasterly to intersect the extension of the southwest side of
18 Foundry Court; thence binding on the extension of Foundry Court northwesterly
19 to intersect the southeast side of the first 10-foot alley; thence binding on the
20 southeast side of said alley southwesterly to intersect the northeast side of West
21 Ostend Street; thence binding on the northeast side of West Ostend Street
22 northwesterly to intersect the northwest side of Nanticoke Street; thence binding
23 on the northwest side of Nanticoke Street southwesterly to intersect the southwest
24 side of the first 15-foot alley between Block 789, Lot 31/32 and Block 789, Lot
25 70;

26 thence binding on the southwest side of said 15-foot alley northwesterly to
27 intersect the southeast side of Cleveland Street; thence binding on the southeast
28 side of Cleveland Street southwesterly to intersect the northeast side of Bayard
29 Street; thence binding on the northeast side of Bayard Street northwesterly to
30 intersect the northwest side of Carroll Street; thence binding on the northwest side
31 of Carroll Street southwesterly to intersect the southwest side of Bush Street;
32 thence binding on the southwest side of Bush Street northwesterly to intersect the
33 northwest side of Washington Boulevard; thence binding on the northwest side of
34 Washington Boulevard southwesterly to intersect the southwest side of South
35 Monroe Street; thence binding on the southwest side of South Monroe Street
36 westerly to intersect the northwest boundary of Lot 1A, Block 731; thence
37 binding on the northwest boundary of Lot 1A, Block 731 southwesterly to
38 intersect the southwest side of the B&O Railroad Right-of-Way; thence binding
39 on the southwest side of the B&O Railroad northwesterly to the northwest side of
40 Lot 1, Block 734; thence binding on the northwest side of Lot 1, Block 734 to
41 intersect the southwest side of Lot 1, Block 734; thence binding on the southwest
42 side of Lot 1, Block 734 to intersect the northwest side of Washington Boulevard;
43 thence binding southwesterly on the northwest side of Washington Boulevard to
44 intersect the [southern boundary] CENTERLINE of I-95; thence binding easterly
45 along the [southern boundary] CENTERLINE of I-95 to [the northwest corner of Lot
46 21/23, Block 828;

Council Bill 06-0536

1 thence binding on the north boundary of Lot 21/23, Block 828 to intersect the
2 west side of Annapolis Road; thence binding on the west side of Annapolis Road
3 southerly to intersect the south side of Clare Street; thence binding on the south
4 side of Clare Street to intersect the west side of the first 10-foot alley; thence
5 binding on the west side of said 10-foot alley to intersect the southeast side of Lot
6 21/22, Block 7419-C; thence binding on the south side of Lot 21/22, Block 7419-
7 C northwest to intersect with the west side of Annapolis Road; thence binding on
8 the west side of Annapolis Road southerly to intersect with the south side of Eyon
9 Street; thence binding on the south side of Eyon Street easterly to intersect with
10 the west side of the B&O Railroad; thence binding on the west side of the B&O
11 Railroad southerly to intersect with the northwest boundary of Lot 1, Block 7611;
12 thence binding on the northern boundary of Lot 1, Block 7611 easterly to intersect
13 with the western pierhead line of the Middle Branch of the Patapsco River,
14 established by the United States Government in 1915; thence binding on said
15 pierhead line northerly along the waters of the Middle Branch of the Patapsco
16 River to the south side of the Western Maryland Railroad; thence binding along
17 said Western Maryland Railroad easterly to] intersect with the eastern pierhead
18 line OF THE MIDDLE BRANCH OF THE PATAPSCO RIVER, ESTABLISHED BY THE
19 UNITED STATES GOVERNMENT IN 1915; thence binding on the eastern pierhead
20 line northerly to intersect the southeast side of I-395; thence binding along the
21 southeast side of I-395 northerly to intersect with the north side of Henrietta
22 Street extended; thence binding on the north side of Henrietta Street extended
23 westerly to intersect with the east side of Eutaw Street; thence binding on the east
24 side of Eutaw Street northerly to the point of the beginning.

25 **SECTION 2. AND BE IT FURTHER ORDAINED**, That the Urban Renewal Plan for Carroll
26 Camden, as amended by this Ordinance and identified as “Urban Renewal Plan, Carroll Camden,
27 revised to include Amendment __, dated October 30, 2006”, is approved. The Department of
28 Planning shall file a copy of the amended Urban Renewal Plan with the Department of
29 Legislative Reference as a permanent public record, available for public inspection and
30 information.

31 **SECTION 3. AND BE IT FURTHER ORDAINED**, That Exhibit 1, “Land Acquisition”, Exhibit 2,
32 “Land Disposition”, Exhibit 3, “Land Use Plan”, and Exhibit 4, “Zoning Districts”, all revised to
33 reflect changes in the Plan and dated October 20, 2006, are approved.

34 **SECTION 4. AND BE IT FURTHER ORDAINED**, That if the amended Urban Renewal Plan
35 approved by this Ordinance in any way fails to meet the statutory requirements for the content of
36 a renewal plan or for the procedures for the preparation, adoption, and approval of a renewal
37 plan, those requirements are waived and the amended Urban Renewal Plan approved by this
38 Ordinance is exempted from them.

39 **SECTION 5. AND BE IT FURTHER ORDAINED**, That if any provision of this Ordinance or the
40 application of this Ordinance to any person or circumstance is held invalid for any reason, the
41 invalidity does not affect any other provision or any other application of this Ordinance, and for
42 this purpose the provisions of this Ordinance are declared severable.

43 **SECTION 6. AND BE IT FURTHER ORDAINED**, That if a provision of this Ordinance concerns
44 the same subject as a provision of any zoning, building, electrical, plumbing, health, fire, or
45 safety law or regulation, the applicable provisions shall be construed to give effect to each.
46 However, if the provisions are found to be in irreconcilable conflict, the one that establishes the

Council Bill 06-0536

1 higher standard for the protection of the public health and safety prevails. If a provision of this
2 Ordinance is found to be in conflict with an existing provision of any other law or regulation that
3 establishes a lower standard for the protection of the public health and safety, the provision of
4 this Ordinance prevails and the other conflicting provision is repealed to the extent of the
5 conflict.

6 **SECTION 7. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it
7 is enacted.