

Introduced by: The Council President
At the request of: The Administration (Department of Transportation)

Prepared by: Department of Legislative Reference **Date:** January 8, 2019

Referred to: HOUSING AND URBAN AFFAIRS Committee

Also referred for recommendation and report to municipal agencies listed on reverse.

CITY COUNCIL 19-0317

A BILL ENTITLED

AN ORDINANCE concerning

City Streets – Opening – Portion of a 3-Foot Alley

FOR the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.

BY authority of

Article I - General Provisions
Section 4

and

Article II - General Powers
Sections 2, 34, and 35
Baltimore City Charter
(1996 Edition)

****The introduction of an Ordinance or Resolution by Councilmembers at the request of any person, firm or organization is a courtesy extended by the Councilmembers and not an indication of their position.**

Agencies

Baltimore City Public School System

Baltimore Development Corporation

City Solicitor

Comptroller's Office

Department of Audits

Department of Finance

Department of General Services

Department of Housing and Community Development

Department of Human Resources

Department of Planning

Other:

Other:

Other:

Department of Public Works

Department of Real Estate

Department of Recreation and Parks

Department of Transportation

Fire Department

Health Department

Mayor's Office of Employment Development

Mayor's Office of Human Services

Mayor's Office of Information Technology

Office of the Mayor

Police Department

Other:

Other:

Board of Estimates

Board of Ethics

Board of Municipal and Zoning Appeals

Comm. for Historical and Architectural Preservation

Commission on Sustainability

Employees' Retirement System

Other:

Other:

Other:

Environmental Control Board

Fire & Police Employees' Retirement System

Labor Commissioner

Parking Authority Board

Planning Commission

Wage Commission

Other:

Other:

Other:

Boards and Commissions

BALTIMORE CITY COUNCIL
Housing And Urban Affairs Committee
VOTING RECORD

DATE: 7-9-19

BILL#CC: 19 - 0317 BILL TITLE: Ordinance – City Streets – Opening –

Portion of a 3-Foot Alley

MOTION BY: Sreed

SECONDED BY: Cohen

FAVORABLE

FAVORABLE WITH AMENDMENTS

UNFAVORABLE

WITHOUT RECOMMENDATION

NAME	YEAS	NAYS	ABSENT	ABSTAIN
Bullock, J. Chair	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Schleifer, I. Vice Chair	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Burnett, K.	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Henry, B.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sneed, S.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Cohen, Z	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Dorsey, R.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
*	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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TOTALS	11	0	1	0

CHAIRPERSON: [Signature]

COMMITTEE STAFF: Richard G. Krummerich, Initials: RK

CITY OF BALTIMORE

CATHERINE E. PUGH, Mayor



DEPARTMENT OF LAW

101 City Hall
Baltimore, Maryland 21202

March 26, 2019

The Honorable President and Members
of the Baltimore City Council

Attn: Executive Secretary
Room 409, City Hall
100 N. Holliday Street
Baltimore, Maryland 21202

Re: City Council Bill 19-0317 – City Streets – Opening – Portion of a 3-Foot Alley

Dear President and City Council Members:

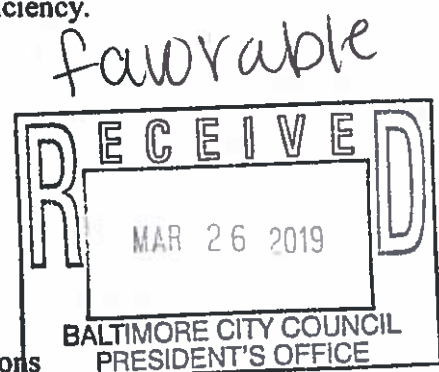
The Law Department has reviewed City Council Bill 19-0317 for form and legal sufficiency. The bill would allow the City to condemn and open the portion of a 3-foot alley described in the bill, which it no longer needs.

Section (34) of Article II of the City Charter grants the Mayor and City Council the power to “construct, open, extend, widen, straighten or close streets, bridges, tunnels or approaches to them and other public ways of every kind within the bounds of the City.” Section 116(b)(2) of Article VII of the City Charter requires the Department of Transportation to prepare all ordinances for the opening and closing of streets.

The Law Department approves the bill for form and legal sufficiency.

Very truly yours,

Ashlea H. Brown
Assistant Solicitor



cc: Andre M. Davis, City Solicitor
Karen Stokes, Director, Mayor's Office of Government Relations
Jeff Amoros, Mayor's Legislative Liaison
Elena DiPietro, Chief Solicitor, General Counsel Division
Hilary Ruley, Chief Solicitor
Victor Tervalá, Chief Solicitor



BALTIMORE CITY
DEPARTMENT OF HOUSING &
COMMUNITY DEVELOPMENT

MEMORANDUM

To: The Honorable President and Members of the Baltimore City Council
c/o Natawna Austin, Executive Secretary

From: Michael Braverman, Housing Commissioner *MB*

Date: March 18, 2019

Re: **City Council Bill 19-0317, City Streets – Opening – Portion of a 3-Foot Alley**

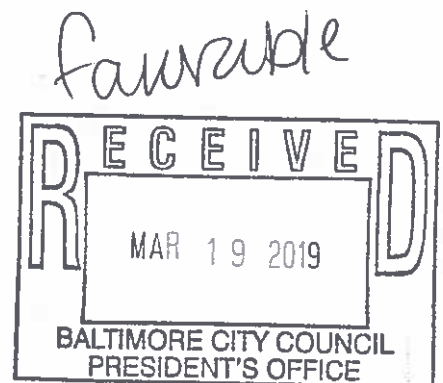
The Department of Housing and Community Development (DHCD) has reviewed City Council Bill 19-0317, for the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear known as 19 North Fremont Avenue, and providing for a special effective date.

If enacted, this bill and the accompanying closing bill will allow for the UM Biopark project to proceed and expand.

DHCD supports the passage of City Council Bill 19-0317.

MB:td

cc: Mr. Jeffrey Amoros, *Mayor's Office of Government Relations*





MEMORANDUM

DATE: February 14, 2019
TO: Housing and Urban Affairs Committee
FROM: William H. Cole, President and CEO
POSITION: Support
SUBJECT: City Council Bill 19-0317 - City Streets – Opening – Portion of a 3-Foot Alley

INTRODUCTION

The Baltimore Development Corporation (BDC) is reporting on City Council Bill 19-0317 introduced by the Council President, at the request of the Department of Transportation.

PURPOSE

For the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, and providing for a special effective date.

BRIEF HISTORY

This bill and its companion, City Council Bill 19-0318, will allow for the continued development of the University of Maryland BioPark.

FISCAL IMPACT

None

AGENCY POSITION

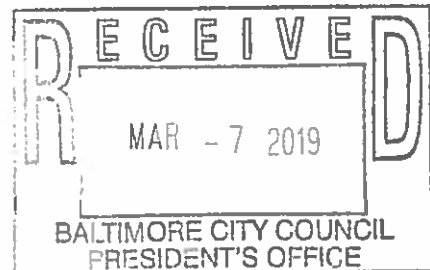
The Baltimore Development Corporation Supports City Council Bill 19-0317.

If you have any questions, please do not hesitate to contact Kimberly Clark at kclark@baltimoredevelopment.com or 410.837.9305.

cc: Jeffrey Amoros

[RT]

F



FROM	NAME & TITLE	LAURIE FEINBERG, ACTING DIRECTOR	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	DEPARTMENT OF PLANNING 8 TH FLOOR, 417 EAST FAYETTE STREET		
	SUBJECT	CITY COUNCIL BILL #19-0317 / CITY STREETS – OPENING – PORTION OF A 3-FOOT ALLEY		

TO

DATE:

The Honorable President and
Members of the City Council
City Hall, Room 400
100 North Holliday Street

February 8, 2019

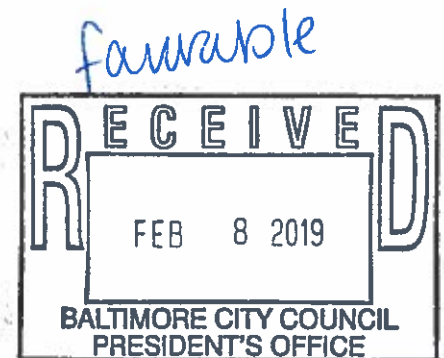
The Department of Planning is in receipt of City Council Bill #19-0317, which is for the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.


The Department of Planning recommends approval of City Council Bill #19-0317, as this will allow for continued development of the University of Maryland Biopark Planned Unit Development (PUD).

If you have any questions, please contact Mr. Eric Tiso, Division Chief, Land Use and Urban Design Division at 410-396-8358.

CR/ewt

- cc: Mr. Pete Hammen, Chief Operating Officer
Mr. Jim Smith, Chief of Strategic Alliances
Ms. Karen Stokes, Mayor's Office
Mr. Colin Tarbert, Mayor's Office
Mr. Jeff Amoros, Mayor's Office
The Honorable Edward Reisinger, Council Rep. to Planning Commission
Mr. William H. Cole IV, BDC
Mr. Derek Baumgardner, BMZA
Mr. Geoffrey Veale, Zoning Administration
Ms. Sharon Daboin, DHCD
Mr. Tyrell Dixon, DCHD
Ms. Elena DiPietro, Law Dept.
Mr. Francis Burnszynski, PABC
Mr. Michael Castagnola, DOT
Ms. Natawna Austin, Council Services
Mr. Ervin Bishop, Council Services



F R O M	NAME & TITLE	Michelle Pourciau, Director	CITY of BALTIMORE	
	AGENCY NAME & ADDRESS	Department of Transportation (DOT) 417 E Fayette Street, Room 527		
	SUBJECT	City Council Bill 19-0317	M E M O	

TO: Mayor Catherine E. Pugh
TO: Housing and Urban Affairs Committee
FROM: Department of Transportation
POSITION: Support
RE: Council Bill – 19-0317

DATE: 2/1/19

INTRODUCTION – City Streets – Opening – Portion of a 3-Foot Alley

PURPOSE/PLANS – FOR the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.

COMMENTS – This opening and accompanying closing bill will allow for the UM Biopark project to proceed/expand.

AGENCY/DEPARTMENT POSITION –

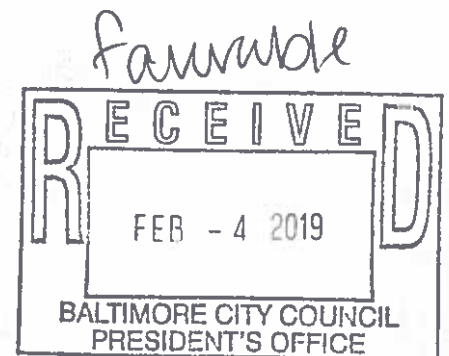
The Department of Transportation supports City Council bill 19-0317.

If you have any questions, please do not hesitate to contact Michael Castagnola at Michael.Castagnola@baltimorecity.gov, 410-396-6802.

Sincerely,



Michelle Pourciau
Director



CALL TO ORDER

INTRODUCTIONS

ATTENDANCE

- Present** 6 - Member John T. Bullock, Member Isaac "Yitzy" Schleifer, Member Zeke Cohen, Member Ryan Dorsey, Member Bill Henry, and Member Shannon Sneed
- Absent** 1 - Member Kristerfer Burnett

ITEMS SCHEDULED FOR PUBLIC HEARING

19-0317

City Streets - Opening - Portion of a 3-Foot Alley

For the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.

Sponsors: City Council President (Administration)

A motion was made by Member Sneed, seconded by Member Cohen, that this Ordinance be Recommended Favorably to the Housing and Urban Affairs Committee, due back on 7/9/2019. The motion carried by the following vote:

- Yes:** 6 - Member Bullock, Member "Yitzy" Schleifer, Member Cohen, Member Dorsey, Member Henry, and Member Sneed
- Absent:** 1 - Member Burnett

ADJOURNMENT

THIS MEETING IS OPEN TO THE PUBLIC



HEARING NOTES

Bill: CC-19-0317

Ordinance - City Streets - Opening - Portion of a 3-foot Alley

Committee: Housing and Urban Affairs
Chaired By: Councilmember John Bullock

Hearing Date: July 9, 2019
Time (Beginning): 3:45 PM
Time (Ending): 3:52 PM
Location: Clarence "Du" Burns Chamber
Total Attendance: 22
Committee Members in Attendance:
John Bullock Ryan Dorsey
Isaac "Yitzy" Schleifer
Bill Henry
Sharon Sneed
Zeke Cohen

Bill Synopsis in the file?	<input checked="" type="checkbox"/> yes	<input type="checkbox"/> no	<input type="checkbox"/> n/a
Attendance sheet in the file?	<input checked="" type="checkbox"/> yes	<input type="checkbox"/> no	<input type="checkbox"/> n/a
Agency reports read?	<input checked="" type="checkbox"/> yes	<input type="checkbox"/> no	<input type="checkbox"/> n/a
Hearing televised or audio-digitally recorded?	<input type="checkbox"/> yes	<input type="checkbox"/> no	<input checked="" type="checkbox"/> n/a
Certification of advertising/posting notices in the file?	<input type="checkbox"/> yes	<input type="checkbox"/> no	<input checked="" type="checkbox"/> n/a
Evidence of notification to property owners?	<input type="checkbox"/> yes	<input type="checkbox"/> no	<input checked="" type="checkbox"/> n/a
Final vote taken at this hearing?	<input checked="" type="checkbox"/> yes	<input type="checkbox"/> no	<input type="checkbox"/> n/a
Motioned by:	Councilmember Sneed		
Seconded by:	Councilmember Cohen		
Final Vote:	Favorable		

Major Speakers

(This is not an attendance record.)

- John Bullock - Committee Chair
-
-

City of Baltimore

City Council
City Hall, Room 408
100 North Holliday Street
Baltimore, Maryland
21202

Meeting Agenda - Final

Housing and Urban Affairs Committee

Tuesday, July 9, 2019

3:30 PM

Du Burns Council Chamber, 4th floor, City Hall

19-0317

CALL TO ORDER

INTRODUCTIONS

ATTENDANCE

ITEMS SCHEDULED FOR PUBLIC HEARING

19-0317

City Streets - Opening - Portion of a 3-Foot Alley

For the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.

ADJOURNMENT

THIS MEETING IS OPEN TO THE PUBLIC

CITY OF BALTIMORE

BERNARD C. "JACK" YOUNG,
Ex Officio Mayor



OFFICE OF COUNCIL SERVICES

LARRY E. GREENE, Director
415 City Hall, 100 N. Holliday Street
Baltimore, Maryland 21202
410-396-7215 / Fax: 410-545-7596
email: larry.greene@baltimorecity.gov

BILL SYNOPSIS

Committee: Housing and Urban Affairs

Bill CC 19-0317

Ordinance – City Streets – Opening – Portion of a- 3-Foot Alley

Sponsor: *President Young (Department of Transportation)*
Introduced: *January 14, 2019*

Purpose:

For the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.

Effective: Upon Enactment

Hearing Date/Time/Location: July 9, 2019 at 3:30 PM in the Council Chambers

Agency Reports

Planning Commission	Favorable
Department of Housing and Community Development	Favorable
Baltimore Development Corporation	Favorable
Department of Transportation	Favorable
Law Department	Favorable

Analysis

Current Law

Sections 34 and 35 of Article II of the Baltimore City Charter authorize the disposal of City property. Disposal must be by Ordinance.

Background

CC 13-0180 is part of a package of bills that will allow the University of Maryland Medical System to expand its downtown campus in a westerly direction. Plans include additional laboratory facilities, parking, and a new hotel.

This Bill condemns and opens an approximately 48 Square Foot portion of a 3-Foot Alley in the rear of 19 North Fremont Avenue.

The subject property and several other parcels will be closed by separate Ordinance. Transfer will be by separate Ordinance.

Additional Information

Fiscal Note: Not Available

Information Source(s): Bill File

Analysis by: Richard G. Krummerich *RK*
Analysis Date: 7-5-19

Direct Inquiries to: 410-396-1266

**CITY OF BALTIMORE
COUNCIL BILL 19-0317
(First Reader)**

Introduced by: The Council President

At the request of: The Administration (Department of Transportation)

Introduced and read first time: January 14, 2019

Assigned to: Housing and Urban Affairs Committee

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Department of Planning, Department of Housing and Community Development, Department of Transportation, Baltimore Development Corporation

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **City Streets -- Opening -- Portion of a 3-Foot Alley**

3 FOR the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16
4 feet from the northern property line in the rear of the property known as 19 North Fremont
5 Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and
6 providing for a special effective date.

7 BY authority of

8 Article I - General Provisions

9 Section 4

10 and

11 Article II - General Powers

12 Sections 2, 34, and 35

13 Baltimore City Charter

14 (1996 Edition)

15 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That the
16 Department of Transportation shall proceed to condemn and open a portion of a 3-foot alley,
17 extending Southerly 16 feet from the northern property line in the rear of the property known as
18 19 North Fremont Avenue, and more particularly described as follows:

19 Beginning for Parcel 7 at the point formed by the intersection of the north side of
20 West Fairmount Avenue 33 feet wide, and the west side of a 3-foot alley the point
21 of beginning being distant Easterly 63 feet, more or less, measured along the north
22 side of West Fairmount Avenue from the east side of North Fremont Avenue 66
23 feet wide; thence binding on the west side of the 3-foot alley Northerly 16 feet to
24 the northern property line of the property known as number 19 North Fremont
25 Avenue; thence binding on the northern property line of the property so projected
26 Easterly 3 feet to intersect the east side of the 3-foot alley; thence binding on the
27 east side of the 3-foot alley Southerly 16 feet to intersect the north side of West
28 Fairmount Avenue; and thence binding on the north side of West Fairmount
29 Avenue Westerly 3 feet to the place of beginning.

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

Council Bill 19-0317

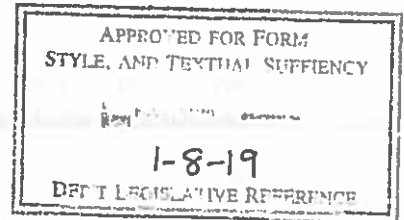
1 Containing 48 square feet or 0.0011 acres, more or less.

2 As delineated on Plat 329-A-25, prepared by the Survey Section and filed on October 16, 2018,
3 in the Office of the Department of Transportation.

4 **SECTION 2. AND BE IT FURTHER ORDAINED,** That the proceedings for the condemnation and
5 opening of a portion of a 3-foot alley and the rights of all interested parties shall be regulated by
6 and in accordance with all applicable provisions of state and local law and with all applicable
7 rules and regulations adopted by the Director of Transportation and filed with the Department of
8 Legislative Reference.

9 **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it is
10 enacted.

INTRODUCTORY*
CITY OF BALTIMORE
COUNCIL BILL _____



Introduced by: The Council President
At the request of: The Administration (Department of Transportation)

A BILL ENTITLED

AN ORDINANCE concerning

City Streets – Opening – Portion of a 3-Foot Alley

FOR the purpose of condemning and opening a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, as shown on Plat 329-A-25 in the Office of the Department of Transportation; and providing for a special effective date.

BY authority of

Article I - General Provisions
Section 4

and

Article II - General Powers
Sections 2, 34, and 35
Baltimore City Charter
(1996 Edition)

SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE, That the Department of Transportation shall proceed to condemn and open a portion of a 3-foot alley, extending Southerly 16 feet from the northern property line in the rear of the property known as 19 North Fremont Avenue, and more particularly described as follows:

Beginning for Parcel 7 at the point formed by the intersection of the north side of West Fairmount Avenue 33 feet wide, and the west side of a 3-foot alley the point of beginning being distant Easterly 63 feet, more or less, measured along the north side of West Fairmount Avenue from the east side of North Fremont Avenue 66 feet wide; thence binding on the west side of the 3-foot alley Northerly 16 feet to the northern property line of the property known as number 19 North Fremont Avenue; thence binding on the northern property line of the property so projected Easterly 3 feet to intersect the east side of the 3-foot alley; thence binding on the east side of the 3-foot alley Southerly 16 feet to intersect the north side of West Fairmount Avenue; and thence binding on the north side of West Fairmount Avenue Westerly 3 feet to the place of beginning.

Containing 48 square feet or 0.0011 acres, more or less.

* WARNING: THIS IS AN UNOFFICIAL, INTRODUCTORY COPY OF THE BILL.
THE OFFICIAL COPY CONSIDERED BY THE CITY COUNCIL IS THE FIRST READER COPY.

As delineated on Plat 329-A-25, prepared by the Survey Section and filed on October 16, 2018, in the Office of the Department of Transportation.

SECTION 2. AND BE IT FURTHER ORDAINED, That the proceedings for the condemnation and opening of a portion of a 3-foot alley and the rights of all interested parties shall be regulated by and in accordance with all applicable provisions of state and local law and with all applicable rules and regulations adopted by the Director of Transportation and filed with the Department of Legislative Reference.

SECTION 3. AND BE IT FURTHER ORDAINED, That this Ordinance takes effect on the date it is enacted.



ACTION BY THE CITY COUNCIL

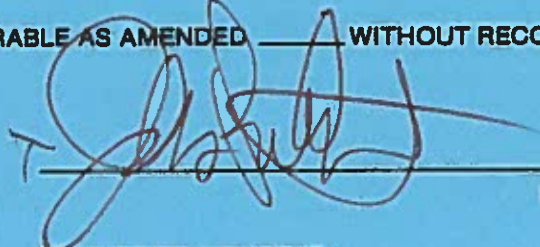
JAN 14 2019
20

FIRST READING (INTRODUCTION) _____ 20 _____

PUBLIC HEARING HELD ON July 9 _____ 20 19

COMMITTEE REPORT AS OF July 22 _____ 20 19

FAVORABLE _____ UNFAVORABLE _____ FAVORABLE AS AMENDED _____ WITHOUT RECOMMENDATION



Chair

COMMITTEE MEMBERS:

COMMITTEE MEMBERS:

SECOND READING: The Council's action being favorable (unfavorable), this City Council bill was (was not) ordered printed for Third Reading on:

JUL 22 2019
20 _____

_____ Amendments were read and adopted (defeated) as indicated on the copy attached to this blue backing.

THIRD READING _____ JUL 22 2019

_____ Amendments were read and adopted (defeated) as indicated on the copy attached to this blue backing.

THIRD READING (ENROLLED) _____ 20 _____

_____ Amendments were read and adopted (defeated) as indicated on the copy attached to this blue backing.

THIRD READING (RE-ENROLLED) _____ 20 _____

WITHDRAWAL _____ 20 _____

There being no objections to the request for withdrawal, it was so ordered that this City Council Ordinance be withdrawn from the files of the City Council.

President

Chief Clerk