

CITY OF BALTIMORE  
ORDINANCE **22-182**  
Council Bill 22-0279

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Introduced by: The Council President  
At the request of: Department of Housing and Community Development  
Introduced and read first time: September 19, 2022  
Assigned to: Economic and Community Development Committee

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Committee Report: Favorable  
Council action: Approved  
Read second time: December 8, 2022

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**AN ORDINANCE CONCERNING**

**Urban Renewal – Coldstream Homestead Montebello –  
Amendment 13**

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2  
3 FOR the purpose of amending the Urban Renewal Plan for Coldstream Homestead Montebello to  
4 reauthorize the acquisition of properties within the Project Area; waiving certain content and  
5 procedural requirements; making the provisions of this Ordinance severable; providing for  
6 the application of this Ordinance in conjunction with certain other ordinances; and providing  
7 for a special effective date.

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

13 **Recitals**

14 The Urban Renewal Plan for Coldstream Homestead Montebello was originally approved by  
15 the Mayor and City Council of Baltimore by Ordinance 77-289 and last amended by  
16 Ordinance 18-129.

17 An amendment to the Urban Renewal Plan for Coldstream Homestead Montebello is  
18 necessary to reauthorize the Plan's powers of acquisition and condemnation so that these actions  
19 may legally continue, in compliance with § 12-105.1 of the Real Property Article of the  
20 Annotated Code of Maryland.

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

EXPLANATION: CAPITALS indicate matter added to existing law.  
[Brackets] indicate matter deleted from existing law.  
Underlining indicates matter added to the bill by amendment.  
~~Strike-out~~ indicates matter stricken from the bill by  
amendment or deleted from existing law by amendment.

**Council Bill 22-0279**

1       **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That the  
2 following changes in the Urban Renewal Plan for Coldstream Homestead Montebello are  
3 approved:

4           In the Plan, amend C.1.c. to read as follows:

5                   **C. TECHNIQUES USED TO ACHIEVE PLAN OBJECTIVES**

6                           1. Acquisition

7                                   .....

- 8                                   c. The authority to acquire the Properties within the Project Area is expressly  
9 confirmed and reauthorized through and including [December 31, 2018]  
10 DECEMBER 31, 2026.

11       **SECTION 2. AND BE IT FURTHER ORDAINED,** That the Urban Renewal Plan for Coldstream  
12 Homestead Montebello, as amended by this Ordinance and identified as “Urban Renewal Plan,  
13 Coldstream Homestead Montebello, revised to include Amendment 13, dated  
14 September 19, 2022”, is approved. The Department of Planning shall file a copy of the amended  
15 Urban Renewal Plan with the Department of Legislative Reference as a permanent public record,  
16 available for public inspection and information.

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

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

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

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

**Council Bill 22-0279**


Certified as duly passed this 8 day of December, 20 22



\_\_\_\_\_  
President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,

this 8 day of December, 20 22



\_\_\_\_\_  
Chief Clerk

Approved this 22nd day of December, 20 22



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Mayor, Baltimore City

Approved for form and Legal Sufficiency  
This 22nd Day of December, 2022.

*Elena R DiPietro*

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Chief Solicitor