

SECOND DAY

THIRD COUNCILMANIC YEAR - SESSION OF 2020-2024

JOURNAL
CITY COUNCIL OF BALTIMORE

February 26, 2024

Reverend Robert R.A. Turner, Pastor of Empowerment Temple A.M.E. Church, led the Council in Prayer.

The President and members of the Council recited the Pledge of Allegiance to the Flag.

SHOWCASE BALTIMORE

Steve Frantz and Justyna Nicinska of Mount Washington Farmers Market delivered a presentation.

The City Council of Baltimore met pursuant to adjournment. Present: Nicholas J. Mosby, President, and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos Absent: Glover

JOURNAL APPROVED

The Journal of February 12, 2024 was read and approved.

COMMUNICATIONS FROM THE MAYOR

APPROVED BY THE MAYOR

OFFICE OF THE MAYOR

February 20, 2024

The Honorable Nick J. Mosby, Council President
Baltimore City Hall
100 N. Holliday Street
Baltimore, MD 21202

Dear Honorable President Mosby and Members of the City Council:

I am pleased to inform your Honorable Body that I have signed into law this day the following bills:

23-0407 – Zoning – Discontinuance or Abandonment of Nonconforming Use – Reporting

For the purpose of establishing a process for a person to report to the Zoning Administrator that a nonconforming use, or any part of that use, has been discontinued for 12 consecutive months or actually abandoned.

24-0477 – Supplementary General Fund Operating Appropriation – Department of General Services – \$8,700,000

For the purpose of providing a Supplementary General Fund Operating Appropriation in the amount of \$8,700,000 to the Department of General Services - Service 734 (Capital Projects Division - Design and Construction), to provide funding for emergency repairs to the Baltimore Police Department headquarters' parking garage; and providing for a special effective date.

In service,

Brandon M. Scott
Mayor

EXECUTIVE NOMINATIONS

WILLIAM D. HUDSON as a member of the Auction Advisory Board.

KATHERINE HOWARD as a member of the Board of Municipal and Zoning Appeals from District 1.

CORY ANOTADO as a member of the LGBTQ Commission from District 1.

EXECUTIVE APPOINTMENTS TO BE WITHDRAWN

BERNEATTA BARNES as a member of the Baltimore City LGBTQ Commission from District 11.

INTRODUCTION AND READ FIRST TIME

The President laid before the City Council the following bills and Resolutions of the Mayor and City Council for first reading:

Bill No. 24-0493 – By City Council President (Administration (Department of Housing and Community Development))

An Ordinance authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain property that is located at 1807 Harlem Avenue (Block 0108, Lot 030) and is no longer needed for public use; and providing for a special effective date.

The bill was read the first time and referred to the Ways and Means Committee.

Bill No. 24-0494 – By Councilmember Costello

An Ordinance amending certain prohibited uses within the Chesapeake Bay Critical Area Overlay Zoning District; defining certain terms; and establishing a special effective date.

The bill was read the first time and referred to the Economic and Community Development Committee.

Bill No. 24-0495 – By Councilmember Bullock

An Ordinance permitting, subject to certain conditions, the conversion of certain single-family dwelling units to 2 dwelling units in the R-8 Zoning District on the properties known as 509 North Carrollton Avenue (Block 0127, Lot 018), 511 North Carrollton Avenue (Block 0127, Lot 019), and 516 North Carrollton Avenue (Block 0126, Lot 008), as outlined in red on the accompanying plat; granting variances from off-street parking requirements; and providing for a special effective date.

The bill was read the first time and referred to the Economic and Community Development Committee.

Bill No. 24-0496 – By Councilmember Torrence

An Ordinance permitting, subject to certain conditions, the conversion of certain single-family dwelling units to 3 dwelling units in the R-8 Zoning District on the properties known as 2904 Parkwood Avenue (Block 3244, Lot 044), 2910 Parkwood Avenue (Block 3244, Lot 041), and 2914 Parkwood Avenue (Block 3244, Lot 039), as outlined in red on the accompanying plat; granting variances certain bulk regulations (lot size area) and off-street parking requirements; and providing for a special effective date.

The bill was read the first time and referred to the Economic and Community Development Committee.

Bill No. 24-0497 – By Councilmember Bullock

An Ordinance permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 2 dwelling units in the R-8 Zoning District on the property known as 1005 West Lanvale Street (Block 0104, Lot 003), as outlined in red on the accompanying plat; granting variances from off-street parking requirements; and providing for a special effective date.

The bill was read the first time and referred to the Economic and Community Development Committee.

Bill No. 24-0498 – By Councilmember Ramos

An Ordinance changing the zoning for the properties known as 3014-3030 Darby Street East; 3021-3039 Elm Avenue; 800-810 Darby Street South; North Side Darby Street South Adjacent 810 East; 3000-3012 Darby Street East; and 3003-3019 Elm Avenue , as outlined in red on the accompanying plat, from the R-7 Zoning District to the R-8 Zoning District; and providing for a special effective date.

The bill was read the first time and referred to the Economic and Community Development Committee.

Bill No. 24-0499 – By Councilmember Costello

An Ordinance changing the zoning for the property known as 2101 Gould Street (Block 1053, Lot 005A), as outlined in red on the accompanying plat, from the I-2 Zoning District to the PC-2 Zoning District.

The bill was read the first time and referred to the Economic and Community Development Committee.

Bill No. 24-0500 – By Councilmember Costello

An Ordinance revising the criteria for the Port Covington Area of Special Signage Control; and providing for a special effective date.

The bill was read the first time and referred to the Economic and Community Development Committee.

The President laid before the City Council the following Council Resolutions for first reading:

Bill No. 24-213R - By Councilmember Stokes

Introduced
(Read and adopted)

**Request for State Action – Support for HB332 – Baltimore
City – Out of State Vehicles – Improper Registration**

FOR the purpose of urging the General Assembly to pass and Governor Wes Moore to sign HB332 – Baltimore City – Out of State Vehicles – Improper Registration.

Recitals

The presence of improperly registered Virginia tags in Maryland has contributed to jurisdictional conflict between the 2 states. “Pop-up” shops around Baltimore City advertise the sale of Virginia tags. These tags circumvent emissions testing requirements and serve to obstruct law enforcement efforts. This improper registration offers no way of tracking the vehicles and owners involved in traffic collisions without automotive insurance or those who use their vehicles to commit crime in the City.

This City Council calls upon the General Assembly to pass HB332 – Baltimore City – Out of State Vehicles – Improper Registration. This bill, which has the support of the Maryland Motor Vehicle Administration, would authorize the City to tow, remove, or impound a vehicle owned by a new Maryland resident that has not been registered with the Maryland Motor Vehicle Administration and has not displayed valid registration plates within 60 days.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BALTIMORE, That this City Council calls upon the General Assembly to pass and Governor Wes Moore to sign HB332 – Baltimore City – Out of State Vehicles – Improper Registration.

AND BE IT FURTHER RESOLVED, That a copy of this resolution be sent to the Governor of Maryland, the Director of the Baltimore City Department of Transportation, the Director of the Maryland Department of Transportation, the Director of the Parking Authority of Baltimore City, the President of the Maryland Senate, the Speaker of the Maryland House of Delegates, the Baltimore City Senate and House Delegations to the Maryland General Assembly, and the Mayor’s legislative liaison to the City Council.

Councilmember ? made a motion, which was duly seconded, that the Rules be suspended.

There being no objection, the President declared that the Rules were suspended.

Then Councilmember Stokes made a motion, which was duly seconded, that the Resolution be adopted.

The roll was called on the motion, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1.

The President declared the Resolution “Adopted”.

CONSENT CALENDAR

CEREMONIAL RESOLUTIONS NO. 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, AND 2048 ADOPTED UNDER RULE 3-9.

The resolutions were read.

The roll was called on the adoption of the resolutions, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1.

The President declared the resolutions adopted under Rule 3-9.

Ceremonial Resolutions will be found at the end of the Journal.

ACTION ON EXECUTIVE APPOINTMENTS

Councilmember Schleifer made a motion, which was duly seconded, that the favorable report of the Committee on Executive Appointments be adopted.

The Appointment of

DR. IHUOMA EMENUGA

Health Commissioner, District 13

BOARD:

Health Department

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Dr. Ihuoma Emenuga be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Dr. Ihuoma Emenuga confirmed.

The Appointment of

TIANE HARRISON

Member, District 12

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Tiane Harrison be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Tiane Harrison confirmed.

The Appointment of

ISAIAH LAWRENCE

Member, District 12

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Isaiah Lawrence be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Isaiah Lawrence confirmed.

The Appointment of

AUBREY LIVI

Member, District 13

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Aubrey Livi be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Aubrey Livi confirmed.

The Appointment of

LAMAR WILLS MARTIN

Member, District 12

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Lamar Wills Martin be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Lamar Wills Martin confirmed.

The Appointment of

DANTE MERRELL

Member, District 12

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Dante Merrell be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Dante Merrell confirmed.

The Appointment of

KAYLA MORGAN

Member, District 10

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Kayla Morgan be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Kayla Morgan confirmed.

The Appointment of

TRYSTAN SILL

Member, District 11

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Trystan Sill be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Trystan Sill confirmed.

The Appointment of

TICA TORRES BOLIVAR

Member, District 1

BOARD:

LGBTQ Commission

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Tica Torres Bolivar be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Tica Torres Bolivar confirmed.

The Appointment of

TRAMOUR WILSON

Member, District 9

BOARD:

LGBTQ Commision

The motion prevailed.

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Tramour Wilson be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Tramour Wilson confirmed.

The Appointment of

ONDORIA HARMON

Director, District 10

BOARD:

Office of Older Adults Affairs and
Advocacy

The President declared the favorable report adopted.

Councilmember Schleifer made a motion, which was duly seconded, that the appointment of Ondoria Harmon be confirmed.

The roll was called, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1

The President declared the appointment of Ondoria Harmon confirmed.

COMMITTEE REPORTS

BILL NO. 24-0212R ADOPTED ON SECOND READING

Councilmember Ramos moved the bill for adoption, following a failed vote for immediate adoption at the previous meeting.

Request for State Action – Pass House Bill 477/Senate Bill 644 – Landlord and Tenant – Residential Leases and Holdover Tenancies – Local Just Cause Termination Provisions

FOR the purpose of urging the Maryland General Assembly to pass HB 477/SB 644 (Landlord and Tenant - Residential Leases and Holdover Tenancies - Local Just Cause Termination Provisions), which would allow local jurisdictions to enact “just cause eviction” laws and protect residents from arbitrary, discriminatory, or retaliatory displacement from their communities.

Recitals

WHEREAS, a disproportionate number of Baltimore City residents are under the constant threat of eviction and displacement from lease nonrenewals.

WHEREAS, this housing crisis disproportionately impacts Black and Latine families, essential workers, and those with service jobs.

WHEREAS, in response to the growing need for housing security, the Baltimore City Council introduced a legislative package to address this need that included a requirement that landlords offer a renewal for residential leases unless “just cause” is provided.

WHEREAS, the legislation was sponsored by Councilmember Antonio Glover of Baltimore’s 13th District to specifically address an eviction loophole that allowed for hundreds of City residents experiencing economic hardship to be left without secure housing. In July 2021, data showed that evictions from this loophole had doubled in just 2 years.

WHEREAS, shortly after this legislation temporarily became law, it became the subject of legal attacks under the Maryland Constitution with opponents arguing that the City did not have the authority to pass such a law. The law expired as an emergency measure before those legal issues were fully resolved.

WHEREAS, during the short time the City bill was effective, the City Council did not observe any of the pitfalls that opponents of the City bill predicted. Because of the bill, the City Council to deliver much needed relief to residents without causing undue hardship for any.

WHEREAS, the City’s “just cause” legislation did not prevent a landlord from evicting a tenant that had violated the terms of their lease or otherwise posed a threat to the community.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BALTIMORE, that the Baltimore City Council urges the Maryland General Assembly to pass HB 477/SB 644 (Landlord and Tenant - Residential Leases and Holdover Tenancies - Local Just Cause Termination Provisions), which would allow local jurisdictions to enact “just cause eviction” laws and protect residents from arbitrary, discriminatory, or retaliatory displacement from their communities.

AND BE IT FURTHER RESOLVED, That a copy of this Resolution be sent to the Mayor of Baltimore City, the Governor of Maryland, the President of the Maryland Senate, the Speaker of the Maryland House of Delegates, the Baltimore City Senate and House Delegations to the General Assembly, the Baltimore City Council President and the President’s legislative staff, and the Mayor’s Legislative Liaison to the City Council.

Favorable report adopted.

The roll was called on the adoption of the Resolution, resulting as follows:

Yeas - President and Councilmembers Cohen, McCray, Dorsey, Conway, Schleifer, Middleton, Torrence, Burnett, Bullock, Porter, Costello, Stokes, Ramos - Total 14.

Nays - 0.

Absent - Glover - Total 1.

The President declared the Resolution adopted.

**BILL NO. 22-0297 REPORTED FAVORABLY
AND ORDERED PRINTED FOR THIRD READING**

Councilmember Middleton, for the Economic and Community Development Committee, reported that the Committee has complied with §§ 10-304 and 10-305 of the Land Use Article of the Maryland Annotated Code and Article 32 § 5-508 of the Baltimore City Code and recommends the adoption of Bill No. 22-0297 favorably, with amendments.

An Ordinance changing the zoning for the property known as 2101 Washington Boulevard (Block 0770, Lot 006) , as outlined in red on the accompanying plat, from the C-2 Zoning District to the I-1 Zoning District.

Committee Amendments to City Council Bill No. 22-0297

Amendment No. 1

On page 1, in line 14, strike “I-2” and substitute “I-1”.

The amendments were read and adopted.

Findings of Fact

**City Council Bill No. 22-0297
Rezoning - 2101 Washington Boulevard**

Upon finding as follows with regard to:

(1) Population changes;

There haven't been significant changes in residential density that would impact this particular rezoning proposal. Population according to the planning department has dropped over half of its population but with such a small population to begin with (total 64 residents in the area to 28) this is not as significant as it may seem. The downward trend indicates that additional industrial use would not be detrimental to nearby residents.

(2) The availability of public facilities;

This area is well served by public infrastructure, the building is to be retained and there is no foreseen change to the way that the City will service the area.

(3) Present and future transportation patterns;

The proposed rezoning, and anticipated redevelopment of the site will not have any significant impact on transportation patterns in the immediate neighborhood.

(4) Compatibility with existing and proposed development for the area;

The property is surrounded by either industrial uses, an interstate highway, or two nearby parks. As no change is proposed for the actual use of the property, there are no expected changes in compatibility.

(5) The recommendations of the City agencies and officials, including the Baltimore City Planning Commission and the Board of Municipal and Zoning Appeals;

Journal of the City Council

Planning Commission	Favorable with amendment
Board of Municipal and Zoning Appeals	Deferring to the planning commission
Department of Transportation	No Opposition
City Solicitor	Approve for form and sufficiency pending amendment
Department of Housing and Community Development	Support
Baltimore Development Corporation	Favorable
Parking Authority	No Opposition

- (6) The proposed amendment's relationship to and consistency with the City's Comprehensive Master Plan.

There are no relevant specific plans for this area that would affect the consideration of this bill.

- (7) Existing uses of property within the general area of the property in question;

This property is located adjacent to industrially zoned parcels on either side of Washington Boulevard north of the site. Directly across the street is the entry drive to the Carroll Park Golf Course. South of the property is the I-95 right-of-way, with the Maisel Street park and industrial uses beyond the highway to the south.

- (8) The zoning classification of other property within the general area of the property in question;

This property is adjacent to an IMU-1 zone to the north, I-2 industrial zone to the east, OS across the street to the west (Carroll Park Golf Course), and addition OS (Maisel Street Park) and I-1 zoning across the highway to the south.

- (9) The suitability of the property in question for the uses permitted under its existing zoning classification;

As the use of the property will not change, it will continue to be suitable for continued industrial use.

- (10) The trend of development, if any, in the general area of the property in question, including changes, if any, that have taken place since the property in question was placed in its present classification;

There have been no significant changes from development in the immediate area of this property. Zoning designations for the area remained fairly consistent from the prior zoning code, with the exception of the subject property, and with the OS zoning that was created in the current zoning code that didn't have an equivalent classification under the old code.

- (11) For a rezoning based on a SUBSTANTIAL CHANGE IN THE CHARACTER OF THE NEIGHBORHOOD, the following facts establish the substantial change since the time of the last comprehensive rezoning:

- (12) For a rezoning based on a MISTAKE in the existing zoning classification, the following facts establish that at the time of the last comprehensive zoning the Council failed to consider then existing facts, or projects or trends which were reasonably foreseeable and/or that events occurring subsequent to the comprehensive zoning have proven that the Council's initial premises were incorrect:

This property is located at the intersection of four neighborhood areas, adjacent to an interstate highway, between two parks, and is otherwise surrounded by industrial zoning. At the time of the Comprehensive Rezoning, the owners of the property were considering changing the use of the building to include more commercial uses, and petitioned to have their property rezoned. Since it was part of the City-wide Comprehensive Rezoning effort, it was not necessary at the time to meet the factors required for rezoning of land, as the Commission must do when considering properties by themselves. For that reason, it wasn't remarkable that this was a standalone property with C-2 zoning. Staff understands that in recent years, the owners have changed their minds, and would like to return the property to industrial zoning.

SOURCE OF FINDINGS (Check all that apply):

[X] Planning Report - Planning Commission's report, dated November 30th, 2023.

[X] Testimony presented at the Committee hearing. February 6th, 2024

Oral - Witness:

Eric Tiso - Department of Planning

Hilary Ruley - Department of Law

Jason Wright - Department of Housing & Community Development

David Garza - Baltimore Development Corporation

Liam Davis - Department of Transportation

Written:

- Planning Commission Report December 1, 2023
- Department of Transportation, Agency Report February 1, 2024
- Board of Municipal and Zoning Appeals, Agency Report January 30, 2024
- Law Department, Agency Report January 3rd 2024
- Department of Housing and Community Development, Agency Report February 6, 2024
- Parking Authority, Agency Report December 5, 2022

COMMITTEE MEMBERS VOTING IN FAVOR

Sharon Green Middleton, Chair
John Bullock
Mark Conway
Ryan Dorsey

Findings of Fact adopted.

Favorable report, as amended, adopted.

The bill, as amended, was read the second time and ordered printed for third reading.

**BILL NO. 23-0444 REPORTED FAVORABLY, WITH AMENDMENTS,
AND ORDERED PRINTED FOR THIRD READING**

Councilmember Middleton, for the Economic and Community Development Committee, reported Bill No. 23-0444 favorably, with amendments.

An Ordinance amending the provision dedicating for public park uses the portion of the City that lies along the north west and south shores of the Inner Harbor, south of Pratt Street to the water's edge, east of Light Street to the water's edge, and north of Key Highway to the water's edge, from the World Trade Center around the shoreline of the Inner Harbor and including Rash Field to permit multifamily residential development and off-street parking within the dedicated boundaries of Inner Harbor Park; and submitting this amendment to the qualified voters of the City for adoption or rejection.

Committee Amendments to City Council Bill No. 23-0444

Amendment No. 1

On page 1, in line 9, strike "Park;" and substitute "Park, but making clear that areas used for multi-family dwellings and off-street parking are not part of the area dedicated as park land for public benefit;"; and, on page 2, in line 7, in each instance, strike the bracket; and, on that same page, in that same line, after "provide" insert "MULTI-FAMILY DWELLINGS AND OFF-STREET PARKING,"; and, on that same page, strike beginning with "MULTI-FAMILY" in line 7 down through and including "PARKING," in line 8; and, on that same page, in line 10, strike "purposes;" and substitute "[purposes;] PURPOSES, EXCEPT THAT ANY AREAS USED FOR MULTI-FAMILY DWELLINGS AND OFF-STREET PARKING ARE NOT DEDICATED AS A PUBLIC PARK;".

Amendment No. 2

On page 2, after line 15, insert:

“SECTION 2. AND BE IT FURTHER RESOLVED, That in enacting this Resolution of the Mayor and City Council, it is the intent of the Mayor and City Council to preserve the public park known as Rash Field and to preserve the existing development restrictions within the Inner Harbor Park south of Conway Street.”;

and, on that same page, in line 16, strike “2.” and substitute “3.”.

The amendments were read and adopted.

Favorable report, as amended, adopted.

The bill, as amended, was read the second time and ordered printed for third reading.

**BILL NO. 23-0446 REPORTED FAVORABLY
AND ORDERED PRINTED FOR THIRD READING**

Councilmember Middleton, for the Economic and Community Development Committee, reported Bill No. 23-0446 favorably.

An Ordinance amending the description C-5-IH Inner Harbor Subdistrict; and amending the bulk and yard regulations for the Subdistrict.

Favorable report adopted.

The bill was read the second time and ordered printed for third reading.

**BILL NO. 23-0448 REPORTED FAVORABLY, WITH AMENDMENTS,
AND ORDERED PRINTED FOR THIRD READING**

Councilmember Middleton, for the Economic and Community Development Committee, reported Bill No. 23-0448 favorably, with amendments.

An Ordinance amending the Urban Renewal Plan for Inner Harbor Project I; amending the Development Area Controls for certain development areas; amending the Land Use and Proposed Zoning exhibits to the Plan; waiving certain content and procedural requirements, making the provisions of this Ordinance severable; providing the application of this Ordinance in conjunction with certain other ordinances; and providing for a special effective date.

Committee Amendments to City Council Bill No. 23-0448

Amendment No. 1

On page 2, in line 28, strike “THE”; and, on that same page, in that same line, strike “facilities” and substitute “[facilities]”; and, on that same page, in line 30, strike the bracket.

Amendment No. 2

On page 3, after line 9, insert:

“(4) In the Plan, strike V.I. Minimum Elevation for Development in its entirety and substitute a new V.I. Floodplain and Critical Area Requirement to read as follows:

V. Standards and Controls

I. Floodplain and Critical Area Requirements:

To achieve the objectives of the Plan any development above or below grade shall comply with all requirements, restrictions, and terms contained in Title 7, Subtitle 3 {“Floodplain Overlay Zoning District”} and Subtitle 4 {“Chesapeake Bay Critical Area Overlay Zoning District”} of the Baltimore City Zoning Code.”;

and, on that same page, in line 10, strike “(4)” and substitute “(5) [(4)]”; and, on page 4, in lines 1 and 18, strike “(5)” and “(6)”, respectively, and substitute “(6) [(5)]” and “(7) [(6)]”, respectively; and, on page 5, in lines 20, 21, 22, and 23, strike “(7)”, “(8)”, “(9)” and “(10)”, respectively, and substitute “(9) [(7)]”, “(10) [(8)]”, “(11) [(9)]” and “(12) [(10)]”, respectively.

Amendment No. 3

On page 4, strike beginning with “THAT” in line 12 down through and including “3.” in line 16.

Amendment No. 4

On page 5, after line 19, insert:

“(8) In the Plan, amend Appendix 1, in part, to read as follows:

This Appendix and the accompanying Exhibit F contain the various special controls applicable to properties along the LOT 15 AND Lot 25 waterfront. These additional controls have been included in order to ensure that public access to the waterfront be maximized, opportunities for visual enjoyment of the water be created and/or preserved, and contrast and variety of building facades along the waterfront be maintained.

Pedestrian Access

Public pedestrian access to the water shall be provided through a series of easements - Public Access Corridors - leading to a shoreline walk - Pedestrian Promenade, the general location of which is shown on the accompanying exhibit. The Pedestrian Promenade will be established by an easement which shall be no less than 20 feet in width. In limited areas where it can be demonstrated that it is functionally justified, the Commissioner of the Department of Housing and Community Development may allow a promenade and/or landscaped area of lesser width. These required easement improvements shall be built and maintained by the developer. Public pedestrian access on private property shall be subject to such reasonable rules and regulations as may be promulgated by the owner of such property and agreed to in writing by the Commissioner of the Department of Housing and Community Development. The Pedestrian Promenade shall be completed the later of: (1) two years from the passage of the ordinance approving Amendment No. 16 to the Urban Renewal Plan, or (2) the date of substantial completion of the Development Plan as MAY BE described in the companion Planned Unit Development (PUD) [Ordinance] ORDINANCES for LOT 15 AND Lot 25. In some cases, an exception to the permanently constructed promenade requirement may be granted by the Commissioner of the Department of Housing and Community Development if the promenade easement is granted to the City of Baltimore and a temporary walkway across the site connecting existing portions of the promenade is provided by the property owner. The Commissioner may extend the time for completion of the Pedestrian Promenade if it is deemed necessary to do so for the health, safety, and welfare of the citizens.”;

and, on that same page, after line 23, insert:

“(13) Revise Exhibit F, “Waterfront Area Controls” to include the pedestrian promenade along the entirety of the inner harbor shoreline and public access corridors so agreed upon between the Department of Planning and the Applicant.”.

The amendments were read and adopted.

Favorable report, as amended, adopted.

The bill, as amended, was read the second time and ordered printed for third reading.

**BILL NO. 24-0474 REPORTED FAVORABLY
AND ORDERED PRINTED FOR THIRD READING**

Councilmember Middleton, for the Economic and Community Development Committee, reported Bill No. 24-0474 favorably.

An Ordinance authorizing the Mayor and City Council of Baltimore to acquire, by purchase or condemnation, the fee simple or other interests in certain property known as Block 6990, Lots 1 through 7, and Block 6991, Lots 1 through 26, and the bed of Woodhouse Avenue needed for the purpose of laying out or extending a public road and the widening of Ralls Avenue as shown on Plat 240-A-56-A in the Office of the Department of Transportation; and providing for a special effective date.

Favorable report adopted.

The bill was read the second time and ordered printed for third reading.

**BILL NO. 23-0471 REPORTED FAVORABLY
AND ORDERED PRINTED FOR THIRD READING**

Councilmember Costello, for the Ways and Means Committee, reported Bill No. 23-0471 favorably.

An Ordinance authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain property that is located at 3000 Highman Avenue (Block 7703D, Lot 009A) and is no longer needed for public use; and providing for a special effective date.

Favorable report adopted.

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The bill was read the second time and ordered printed for third reading.

ADJOURNMENT

On motion of Councilmember Middleton, duly seconded, the City Council adjourned to meet on Monday, March 4, 2023, at 5:00 p.m.

Consent Calendar

CR 2026 President Mosby, All Members

A Baltimore City Resolution congratulating Ethel Stewart on your hard work and dedication to our community, thank you.

CR 2027 Burnett

A Baltimore City Resolution on the death of Charmaine Evans, July 26, 1966 – January 31, 2024.

CR 2028 Costello

A Baltimore City Resolution congratulating James Sents, Jr. on your years of dedication to the people of Baltimore and to the Paca House.

CR 2029 President Mosby, All Members

A Baltimore City Resolution congratulating Andre and Ramona Curley on your 42nd Anniversary.

CR 2030 Costello

A Baltimore City Resolution congratulating THB Bagelry and Deli on your Locust Point Grand Opening and Ribbon Cutting.

CR 2031 President Mosby, All Members

A Baltimore City Resolution congratulating Sky Schools on your efforts with promoting mental health and mental fitness for youth in Baltimore and around the Nation.

CR 2032 Ramos

A Baltimore City Resolution on the death of J. Joseph Clarke, December 16, 1940 – February 10, 2024.

CR 2033 President Mosby, All Members

A Baltimore City Resolution on the death of Dora Versell Grant, July 3, 1943 – February 5, 2024.

CR 2034 Porter

A Baltimore City Resolution congratulating Kelly Hodge-Williams on your visionary leadership as Co-Founder of the Baltimore Digital Equity Coalition and your commitment to bridging the digital divide gap.

CR 2035 Porter

A Baltimore City Resolution congratulating Andrew Coy on your visionary leadership as Co-Founder of the Baltimore Digital Equity Coalition and your commitment to bridging the digital divide gap.

CR 2036 Porter

A Baltimore City Resolution congratulating Chrissie Powell on your visionary leadership as Co-Founder of the Baltimore Digital Equity Coalition and our commitment to bridging the digital divide gap.

CR 2037 Porter

A Baltimore City Resolution congratulating James Sents, Jr. on dedicating your life to helping the citizens of Maryland and finding hope in supportive housing and services and a path toward independence.

CR 2038 President Mosby, All Members

A Baltimore City Resolution to the Family of Darling Somerville,
December 10, 1956 – February 12, 2024.

CR 2039 President Mosby, All Members

A Baltimore City Resolution congratulating Taylor Smith on your birthday, may you experience a wealth of bliss, good health and happiness.

CR 2040 President Mosby, All Members

A Baltimore City Resolution congratulating Angelecia Bank on your retirement after 19 years of dedicated and committed service to the City of Baltimore and its citizens.

CR 2041 President Mosby, All Members

A Baltimore City Resolution congratulating William Blonder on your retirement after 54 years of dedicated and committed service to the City of Baltimore and its citizens.

CR 2042 President Mosby, All Members

A Baltimore City Resolution on the death of Shirley Morrison,
March 17, 1940 – December 16, 2023.

CR 2043 President Mosby, All Members

A Baltimore City Resolution congratulating Warren Gros on your retirement after 36 years of
dedicated and committed service to the City of Baltimore and its citizens.

CR 2044 President Mosby, All Members

A Baltimore City Resolution congratulating Blair Griffith on your retirement after 22 years of
dedicated and committed service to the Department of Housing and Community Development.

CR 2045 President Mosby, All Members

A Baltimore City Resolution congratulating Eileen Murphy on your retirement after 15 years of
dedicated and committed service to the Department of Housing and Community Development.

CR 2046 Bullock

A Baltimore City Resolution congratulating Bessie Harmon on your leadership and service to the
youth you serve.

CR 2047 Bullock

A Baltimore City Resolution congratulating Taylor Williams on winning Reigning Miss Cosmos
International!

CR 2048 Bullock

A Baltimore City Resolution congratulating Jacqueline Alston on your leadership and services to the
youth you serve.