



HEARING NOTES

Bill: 24-0226R

Informational Hearing - East Baltimore Development Incorporated Audit

Committee: Ways and Means
Chaired by: Eric Costello
Hearing Date: Tuesday, October 1, 2024
Time (Beginning): 10:30 AM
Time (Ending): 12:55 PM
Location: Council Chambers
Total Attendance: Approximately 20 in-person
 Approximately 12 virtually

Committee Members in Attendance:

Robert Stokes Isaac Schleifer
 Eric Costello Kristerfer Burnett

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 type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" 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 checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input 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 type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" type="checkbox"/> N/A

Major Speakers

(This is not an attendance record.)

- Cheryl Washington, CEO, East Baltimore Development, Inc.
- Ty'lor Schnella, Mayor's Office, Liaison
- Andy Freeman
- Barry Chapman
- Andre Bonaparte
- Ben Baylor
- Johnny Coleman
- Todd Scott



Major Issues Discussed

1. Councilmember Stokes gave opening remarks on the history of East Baltimore Development, Inc. (EBDI) and some of their issues.
2. Chairman Costello went over the agency reports with agency representatives for the bill.
3. EBDI gave a presentation.
4. Chairman Costello asked about the current By-laws and specific board members, so EBDI walked through the current board.
5. Councilman Stokes asked the CEO why the board was decreased, including who made the decision and why the community representative was cut. It was noted that in June 2024, the board voted to reduce to increase efficiency.
6. Ty'lor Schnella clarified that Calvin Young, EBDI's Chair of Board, is affiliated with the City government to Councilwoman Ramos.
7. Chairman Costello asked who Mr. Young reports to, which will be followed up on.
8. Councilman Stokes noted he received the requested information from EBDI the day of the hearing, and noted that EBDI is not transparent. The Councilman requested names of contractors, bank statements, etc.
9. EBDI noted that this information was provided and included in the audit presentation. They noted the organization is not in control of the audit, and it was just completed in March.
10. Councilman Schleifer asked about EBDI's budget and how much came from the City, \$400k.
11. Councilman Schleifer and EBDI discussed the organization's role in development, and how many units have been created in the past 22 years. EBDI noted that maybe 700 units have been created, which includes a mix of apartments and houses.
12. Councilwoman Ramos and EBDI discussed tracking residents who are forced to leave due to development, requirements for developers to allow residents to return, and development delays.
13. Councilman Glover and EBDI discussed Bmore Safe Haven.
14. Councilman Stokes and EBDI discussed the Board reduction and lack of transparency.
15. Councilman Schleifer and Mr. Schnella discussed why the Board members of EBDI are personnel matters, although the City Council confirms Board members of other quasi-government agencies.
16. Various members of the public signed in to testify.
17. Councilman Stokes gave closing remarks, and noted that it would like to reconvene this hearing with the Chair of the Board.
18. Hearing recessed.

Further Study

Was further study requested?

☐ Yes ☒ No

Niya N. Garrett

Niya N. Garrett, Committee Staff
Cc: Bill File
OCS Chrono File

Date: December 11, 2024