

**CITY OF BALTIMORE
COUNCIL BILL 22-0279
(First Reader)**

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

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Department of Housing and Community Development, Baltimore Development Corporation, Department of Public Works, Department of Transportation, Planning Commission, Commission for Historical and Architectural Preservation, Board of Municipal and Zoning Appeals

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **Urban Renewal – Coldstream Homestead Montebello –**
3 **Amendment ____**

4 FOR the purpose of amending the Urban Renewal Plan for Coldstream Homestead Montebello to
5 reauthorize the acquisition of properties within the Project Area; waiving certain content and
6 procedural requirements; making the provisions of this Ordinance severable; providing for
7 the application of this Ordinance in conjunction with certain other ordinances; and providing
8 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 Coldstream Homestead Montebello was originally approved by
16 the Mayor and City Council of Baltimore by Ordinance 77-289 and last amended by Ordinance
17 18-129.

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

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

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

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 ____, 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.