


FROM	NAME & TITLE	Alfred H. Foxx, Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Department of Transportation 417 E. Fayette Street, Room 527		
	SUBJECT	City Council Bill 08-0191		

DATE: November 10, 2008

TO

The Honorable President and Members
of the Baltimore City Council
c/o Karen Randle
Room 400 City Hall

I am herein reporting on City Council Bill No. 08-0191, introduced by Council President Rawlings Blake on behalf of the Administration (Department of Public Works).

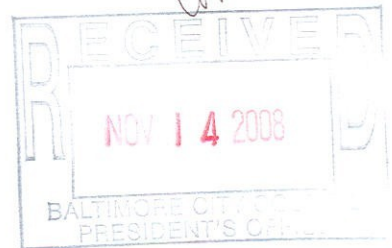
The purpose of the Bill is to authorize the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in a certain parcel of land known as the former bed of Brexton Street and no longer needed for public use.

RWN Brexton Hotel, LLC, is renovating the former Brexton Apartment Building located at 868 Park Avenue into a 22 unit apartment-hotel facility. The building is an historic structure of six stories that will be renovated to the guidelines of the commission for Historic and Architectural Preservation, a requirement of the Mount Vernon Historic District Designation. Once completed, the restored structure will effectively use the entire lot. Additional space is needed to provide areas for refuse pick-up, van parking, and a café. City Council Bill 08-0191 and companion legislation (City Council Bills 08-0189 and 08-0190), if approved, would open and close to public use a portion of Brexton Street, between Park Avenue and Tyson Street, and allow for its sale.

The area of former public way to be authorized for sale measures approximately 80 feet by 20 feet by 62.3 feet by 26.5 feet. The alley bed abuts the southerly property line of the Brexton building site, between Park Avenue and Tyson Street. Public utilities are present in the portion of Brexton Street proposed for closure. Language in the legislation protects any City utilities that are not to be abandoned by requiring a full width easement for continued access to the facilities. The proposed uses of this area will not result in any permanent structures being built to interfere with city utility access (Prohibited under Section 4 of companion City Council Bill 08-0190).

This bill, introduced on behalf of the Department of Public Works authorizes the City to sell its interest in the former bed of Brexton Street. The proposed development would renovate the former Brexton Apartment Building as approved by CHAP. The street bed, approximately 20 x 80, will be used to provide a location for dumpsters and a space for van parking.

Comments/Refus to DPW



The Department of Transportation has noted that the closing of Brexton street may have an impact on larger vehicles that use the street to pass from Chase to Park Avenue. If Brexton Street is closed from Tyson to Park Avenue, those larger vehicles, such as Department of Sanitation trash trucks, will have to turn onto Tyson Street, which is narrow and might be difficult.

With this notation, we defer to the Department of Public Works.

Respectfully,



ALFRED H. FOXX
DIRECTOR

AHF/WD:zs

cc: Ms. Angela C. Gibson
Mr. Anthony P. Wallnofer, Jr.
Mr. Bill Driscoll
Mr. Jamie Kendrick

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