

CITY OF BALTIMORE
ORDINANCE _____
Council Bill 11-0653

Introduced by: The Council President
At the request of: The Administration (Department of Housing and Community Development)
Introduced and read first time: February 28, 2011
Assigned to: Urban Affairs and Aging Committee

Committee Report: Favorable with amendments
Council action: Adopted
Read second time: May 9, 2011

AN ORDINANCE CONCERNING

**Urban Renewal – Broadway East –
Amendment 3**

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2
3 FOR the purpose of amending the Urban Renewal Plan for Broadway East to reauthorize the
4 acquisition of properties within the Project Area, to remove certain properties from the list in
5 Appendix A, and to correct and clarify certain language; 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)

Recitals

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15 The Urban Renewal Plan for Broadway East was originally approved by the Mayor and City
16 Council of Baltimore by Ordinance 88-156 and last amended by Ordinance 02-457.

17 An amendment to the Urban Renewal Plan for Broadway East is necessary to reauthorize the
18 Plan's powers of acquisition and condemnation so that these actions may legally continue, in
19 compliance with § 12-105.1 of the Real Property Article of the Annotated Code of Maryland, to
20 remove certain properties from the list in Appendix A, and to correct and clarify certain
21 language.

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

25 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE**, That the
26 following changes in the Urban Renewal Plan for Broadway East are approved:

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.

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1 (1) In the Plan, amend the first paragraph of C.1. to read as follows:

2 C. Techniques Used to Achieve Plan Objectives

3 1. Acquisition

4 A Property Acquisition Map, which designates those properties to be acquired
5 BY PURCHASE OR BY CONDEMNATION, is attached as Exhibit No. 2.

6 (2) In the Plan, add new C.1.c. to read as follows:

7 C. Techniques Used to Achieve Plan Objectives

8 1. Acquisition

9
10 C. THE AUTHORITY TO ACQUIRE THE PROPERTIES WITHIN THE PROJECT AREA
11 IS EXPRESSLY CONFIRMED AND REAUTHORIZED THROUGH AND INCLUDING
12 DECEMBER 31, 2014.

13 (3) In the Plan, amend the first paragraph of Appendix A to read as follows:

14 Appendix A

15 Properties for Acquisition and Disposition for Rehabilitation or Redevelopment

16 In addition to those groups of properties to be acquired and disposed of for
17 redevelopment (designated with Disposition Lot numbers on Exhibit 3), the
18 following properties are also being acquired and disposed of for rehabilitation or
19 redevelopment. Certain properties listed below may be used in whole or in part,
20 as rear or side yard space for adjacent property. The acquisition of properties
21 adjacent to or abutting streets and alleys being closed will also include all rights,
22 title, and interest or any private rights of use in and to the adjacent streets, rights-
23 of-way, or alleys AS SHOWN LYING WITHIN THE PERIMETER OF THE LAND
24 DISPOSITION MAP.

25 (4) In the Plan, in Appendix A, delete the following from the list of properties:

- 26 41. 2200 East Biddle Street
- 27 43. 2204 East Biddle Street
- 28 44. 2206 East Biddle Street
- 29 45. 2208 East Biddle Street
- 30 46. 2210 East Biddle Street
- 31 47. 2212 East Biddle Street
- 32 48. 2214 East Biddle Street
- 33 49. 2216 East Biddle Street
- 34 50. 2218 East Biddle Street
- 35 51. 2220 East Biddle Street
- 36 52. 2222 East Biddle Street
- 37 53. 2224 East Biddle Street
- 38 54. 2226 East Biddle Street
- 39 55. 2228 East Biddle Street

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- 1 56. 2230 East Biddle Street
- 2 57. 2232 East Biddle Street
- 3 57. 2234 East Biddle Street
- 4 59. 2236 East Biddle Street
- 5 60. 2238 East Biddle Street
- 6 133. 1200 Chatham Street
- 7 134. 1201 Chatham Street
- 8 135. 1202 Chatham Street
- 9 136. 1204 Chatham Street
- 10 138. 1208 Chatham Street
- 11 140. 1210 Chatham Street
- 12 141. 1211 Chatham Street
- 13 142. 1212 Chatham Street
- 14 143. 1216 Chatham Street
- 15 144. 1218 Chatham Street
- 16 145. 1220 Chatham Street
- 17 146. 1222 Chatham Street
- 18 148. 1218 North Chester Street
- 19 153. 1308 North Chester Street
- 20 155. 1312 North Chester Street
- 21 159. 1320 North Chester Street
- 22 365. 2027 Mura Street
- 23 366. 2029 Mura Street
- 24 367. 2033 Mura Street
- 25 368. 2034 Mura Street
- 26 369. 2035 Mura Street
- 27 370. 2036 Mura Street
- 28 372. 2038 Mura Street
- 29 385. 1200 North Patterson Park Avenue
- 30 386. 1202 North Patterson Park Avenue
- 31 387. 1204 North Patterson Park Avenue
- 32 388. 1206 North Patterson Park Avenue
- 33 389. 1208 North Patterson Park Avenue
- 34 390. 1210 North Patterson Park Avenue
- 35 391. 1212 North Patterson Park Avenue
- 36 392. 1214 North Patterson Park Avenue
- 37 393. 1216 North Patterson Park Avenue
- 38 394. 1218 North Patterson Park Avenue
- 39 397. 1301 North Patterson Park Avenue
- 40 417. 1341 North Patterson Park Avenue
- 41 510. 2000 East Preston Street
- 42 534. 2107 East Preston Street
- 43 536. 2111 East Preston Street
- 44 538. 2115 East Preston Street
- 45 541. 2121 East Preston Street
- 46 555. 2213 East Preston Street
- 47 564. 2231 East Preston Street
- 48 566. 2235 East Preston Street
- 49 567. 2237 East Preston Street
- 50 569. 2241 East Preston Street
- 51 570. 2243 East Preston Street

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- 1 585. 1217 North Washington Street
- 2 586. 1219 North Washington Street
- 3 587. 1224 North Washington Street
- 4 628. Ward 8 Section 14 Block 1519 Lot 068

5 **SECTION 2. AND BE IT FURTHER ORDAINED**, That the Urban Renewal Plan for Broadway
6 East, as amended by this Ordinance and identified as “Urban Renewal Plan, Broadway East,
7 revised to include Amendment 3, dated February 28, 2011”, is approved. The Department of
8 Planning shall file a copy of the amended Urban Renewal Plan with the Department of
9 Legislative Reference as a permanent public record, available for public inspection and
10 information.

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

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

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

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

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Certified as duly passed this _____ day of _____, 20__

President, Baltimore City Council

Certified as duly delivered to Her Honor, the Mayor,
this _____ day of _____, 20__

Chief Clerk

Approved this _____ day of _____, 20__

Mayor, Baltimore City