

F R O M	Name & Title	<i>Walter J. Horton</i> Walter J. Horton, Real Estate Officer	CITY OF BALTIMORE MEMO	
	Agency Name & Address	Department of Real Estate 304 City Hall		
	Subject	City Council Bill 15-0492 Sale of Air Rights over a Portion of Lovegrove Street		

To: Honorable President and Members
of the City Council
c/o Natawana Austin
Mayor's Legislative Liaison to the City Council
400 City Hall

Date: April 16, 2015

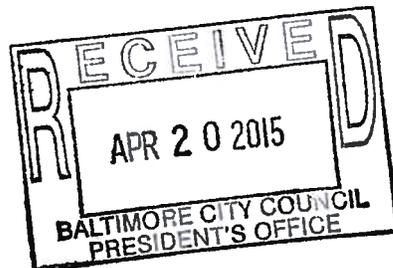
As requested, we have reviewed the subject bill for the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interests in the Air rights area over a portion of Lovegrove Street, extending northerly 100 feet from the north side of East Lanvale Street and no longer needed for public use; and providing for a special effective date.

The development team of S & A Development and EVI Hybrid Development Group proposes to develop several sites they own along N. Charles Street and E. Lanvale Street to construct a mixed use building consisting of retail space, parking and apartments. The air rights contain 1,958.57 square feet in a plane and will begin at a height 16 feet above the bed of Lovegrove and extending to an elevation of unlimited height.

Plans call for the development to span a portion of Lovegrove Street. Companion Bills 15-0490 and 15-0491 would authorize the opening and closing of the air rights area over Lovegrove Street.

The Department of Real Estate has no objections to the passage of City Council Bill 15-0492.

cc: Ms. Angela Gibson



No Obj.