


FROM	Name & Title	Walter Horton, Acting Real Estate Officer	CITY OF BALTIMORE  <b>MEMO</b>	
	Agency Name & Address	Department of Real Estate 100 N. Holliday St., Room 304 Baltimore MD 21202		
	Subject	City Council Bill 08-0011 Sale of Property Map 5 Parcel 247, Anne Arundel County		

**To:** Honorable President and Members  
of the City Council  
c/o Karen Randle, Executive Secretary

**Date:** February 21, 2008

Room 409 – City Hall

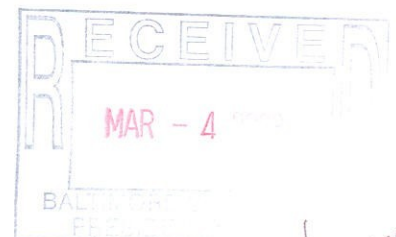
As requested, we have reviewed City Council Bill 08-0011 for the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as) Map 5 Parcel 247 Anne Arundel County and no longer needed for public use.

The site contains approximately 98 acres of unimproved land, is located in northern Anne Arundel County and is immediately to the west of the Baltimore City/Anne Arundel County line. Of the 98 acres, 47 acres are zoned residential and approximate 7 acres of the 47 acres are either wetland or steep slopes. In response to our Request for Proposal Glen Abbey LLC, submitted a proposal to develop 40 acres with 200 townhouses. The remaining acreage is zoned industrial, open space and RCA Critical Area. Of the 34 acres that are zoned industrial outside of the Critical Area, approximate 22 acres are subject to a lease agreement. The industrial land will serve as a southern buffer to the 200 townhouses and the open space zoned land will serve as the northern buffer. Glen Abbey LLC has acquired the adjoining 150 acres which will be developed it to produce an additional 1347 residential units. They also have expressed an interest in purchasing the adjoining 61 acres of City owned Pennington Avenue landfill which will be used as a bird sanctuary.

The Department of Real Estate supports the passage of this Bill with the recommendation that the property be sold at Fair Market Appraised Value.

WH/

CC: Ms. Angela C. Gibson



*F/Comment*