


FROM	Name & Title	Walter Horton, Acting Real Estate Officer	CITY OF BALTIMORE MEMO	
	Agency Name & Address	Department of Real Estate 304 City Hall 100 N Holliday Street		
	Subject	City Council Bill 08-0018 Maritime Industrial Overlay District – Extending “Sunset”- Owner Opt-Out		

To: Honorable President and Members
of the City Council
c/o Karen Randle, Executive Secretary
Room 400 – City Hall

Date: February 21, 2008

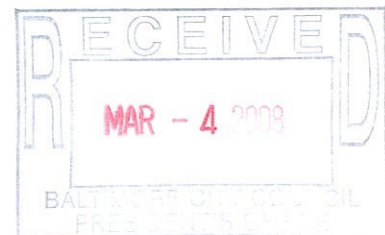
On September 12, 2004, Ordinance 04-804 established the Maritime Industrial Overlay District to reduce increasing conflicts in the City’s waterfront areas between new mixed-use development and maritime shipping in the Port of Baltimore. The district would protect maritime uses in deep-water areas, which would reserve property for industrial use. There would be a sunset provision of ten years from date of ordinance enactment. Also, there would be annual reports submitted to City Council of the success of the Maritime Industrial Overlay District by the Department of Planning and Baltimore Development Corporation.

Now in February 2008, the Department of Planning is submitting City Council Bill 08-0018 for changes to Ordinance 04-804. Changes made by Bill 08-0018 would be to extend sunset provision for another 10 year – expiration 2024; property owners after 2014 can request ordinance of City Council to rezone their property which would remove property from the Overlay District; add an ad hoc committee, appointed by the Mayor in 2010, to evaluate the operations of the Maritime Industrial Overlay District and the effect of the District on the economic development and growth of the City; and on or before October 31, 2010, the ad hoc committee will report to the Mayor and City Council on their findings and submit any recommendations or amendments for the Overlay District.

The annual report for 2007 indicates that the City of Baltimore has a very robust and healthy maritime industry with businesses continuing to maintain their properties and expand their operations which will aid in increased revenue generation for the City. Since annual reports will continue and with the addition of an ad hoc committee in 2010 to further evaluate the operation and effects of the Maritime Industrial Overlay District on the City’s growth and economic development, the Department of Real Estate is supportive of this bill and recommends passage of this bill.

WH/smk

cc: Angela Gibson



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