


FROM	NAME & TITLE	Shirley A. Williams, Acting Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Department of Public Works 600 Abel Wolman Municipal Building		
	SUBJECT	CITY COUNCIL BILL 08-0011		

DATE: March 26, 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 08-0011 introduced by Council President Rawlings Blake on behalf of The Comptroller (Department of Real Estate).

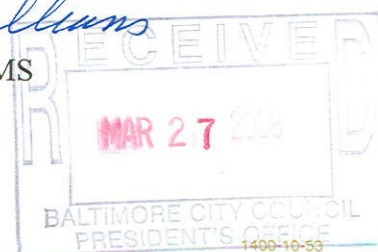
The purpose of the Bill is to authorize the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain property known as Map 5 Parcel 247, Anne Arundel County, Maryland and no longer needed for public use.

The subject property is an unimproved parcel approximately 98 acres in size and is located within Anne Arundel County and along the southwest boundary line of Baltimore City. The property adjoins the former Pennington Avenue landfill. The subject property is a combination of residential zoning (approximately 47 acres), industrial zoning, open space, and Critical Area. Of the residential portion, approximately 7 acres would not be developable due to the presence of either wetlands or steep topography. Approximately 22 acres of the industrially zoned area is subject to a lease agreement. The property was declared surplus.

The Department of Real Estate issued a Request for Proposal for the City-owned land in Anne Arundel County and Glen Abbey LLC was the lone responsive party. Glen Abbey LLC owns approximately 150 acres adjacent to the City land and will be developing approximately 1,347 residential units on this site. Glen Abbey LLC wishes to construct approximately 200 townhouses within the residentially zoned portion of the City-owned property. The development plans include using the industrially zoned land and the open space areas as southern and northern buffer areas, respectively. Glen Abbey LLC has also expressed an interest in purchasing the former Pennington Avenue landfill (City Council Bill 08-0013) as another buffer area for their planned development.

Based on these findings, the Department of Public Works supports passage of City Council Bill 08-0011.


SHIRLEY A. WILLIAMS
ACTING DIRECTOR



SAW/MMC:pat