

# TRANSMITTAL MEMO

TO: Council President Nick J. Mosby  
FROM: Peter Little, Executive Director  
DATE: December 21, 2023  
RE: City Council Bill 23-0451



I am herein reporting on City Council Bill 23-0451 introduced by Council President at the request of The Administration (Department of Transportation).

The purpose of this bill is to grant a franchise to Concord Communities I, LLC, a Delaware limited liability company, its successors and assigns, hereinafter referred to as Grantee, to maintain and operate at its own cost and expense for a period not exceeding 25 years, a private 4 story superstructure or bridgeway spanning a 10 foot alley in the rear of 2434 to 2448 Greenmount Avenue and in the rear of 2439 to 2449 Brentwood Avenue, subject to certain terms, conditions, and more fully described herein in Section 1; and providing for a special effective date.

The Parking Authority of Baltimore City (PABC) has reviewed the proposed legislation. Parking requirements will be based on the underlying zoning and the standards in the Zoning Code. A site visit was conducted during the month of December. The site is located within an area where the PABC administers on-street parking programs. Parking meters are located on the 2400 block of Greenmount Avenue and to the North on the 400 Block of E 25 Street. When building plans and uses are submitted, PABC will be involved through the Site Plan Review Committee (SPRC) process to ensure that parking and loading demands are adequately addressed and that negative effects of parking and loading are mitigated.

Based on the comments above, the PABC is favorable to the passage of City Council Bill 23-0451.