

**CITY OF BALTIMORE**  
**ORDINANCE \_\_\_\_\_**  
**Council Bill 25-0059**

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Introduced by: Councilmember Gray  
Cosponsored by: Councilmembers Dorsey, Conway, Middleton, Bullock, Porter, Blanchard,  
Jones, Ramos, Parker, Torrence, and Glover, and President Cohen  
Introduced and read first time: April 28, 2025  
Assigned to: Housing and Economic Development Committee  
Committee Report: Favorable  
Council action: Adopted  
Read second time: September 15, 2025

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**AN ORDINANCE CONCERNING**

**Building, Fire, and Related Codes – Vacant Building Receivers –  
Failure to Sell**

FOR the purpose of permitting a vacant building receiver to offer the property for sale to the Mayor and City Council of Baltimore City, if the property fails to sell at public auction; and providing certain limitations on the sale price.

BY adding  
Article - Building, Fire, and Related Codes  
Section(s) 2-103 (BC § 121.10.5)  
Baltimore City Revised Code  
(2018 Edition)

**SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That the Laws of Baltimore City read as follows:

**EXPLANATION:** CAPITALS indicate matter added to existing law.  
[Brackets] indicate matter deleted from existing law.  
Underlining indicates matter added to the bill by amendment.  
~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.

**Council Bill 25-0059**

**Baltimore City Revised Code**

**Article – Building, Fire, and Related Codes**

**Part II. International Building Code**

**§ 2-103. City modifications.**

The additions, deletions, amendments, and other modifications adopted by the City are as follows:

**Chapter 1. Scope and Administration**

**Section 121 Vacant Building Receiver**

**121.10.5 FAILURE TO SELL.** A RECEIVER APPOINTED TO SELL A VACANT BUILDING MAY OFFER THE PROPERTY FOR SALE TO THE MAYOR AND CITY COUNCIL OF BALTIMORE CITY, IF THE PROPERTY FAILS TO SELL AT PUBLIC AUCTION HELD IN ACCORDANCE WITH THE PROVISIONS THAT APPLY TO A RECEIVER APPOINTED UNDER RULE 3-722 {"RECEIVERS"} AND TITLE 14, CHAPTER 300 {"JUDICIAL SALES"} OF THE MARYLAND RULES. THE SALE PRICE SHALL NOT EXCEED THE RECEIVER'S EXPENSES IN PREPARING THE PROPERTY FOR AUCTION, HOLDING THE AUCTION, AND TRANSFERRING TITLE.

**SECTION 2. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the 30<sup>th</sup> day after the date it is enacted.

**Council Bill 25-0059**

Certified as duly passed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,

this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Chief Clerk

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Mayor, Baltimore City