

CITY OF BALTIMORE
ORDINANCE _____
Council Bill 13-0218

Introduced by: Councilmember Cole
At the request of: South Charles Holdings, LLC
Address: c/o Jon Laria, Esquire, Ballard Spahr LLP, 300 East Lombard Street, 18th Floor,
Baltimore, Maryland 21202-3268
Telephone: 410-528-5506
Introduced and read first time: April 22, 2013
Assigned to: Urban Affairs and Aging Committee
Committee Report: Favorable with an amendment
Council action: Adopted
Read second time: July 15, 2013

AN ORDINANCE CONCERNING

**Urban Renewal – Inner Harbor Project I –
Amendment 19**

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2
3 FOR the purpose of amending the Urban Renewal Plan for Inner Harbor Project I to change the
4 land use category for a portion of a certain Development Area in the Renewal Plan and to
5 revise a certain exhibit to the Plan to reflect this change; waiving certain content and
6 procedural requirements; making the provisions of this Ordinance severable; providing for
7 the application of this Ordinance in conjunction with certain other ordinances; and providing
8 for a special effective date.

9 BY authority of
10 Article 13 - Housing and Urban Renewal
11 Section 2-6
12 Baltimore City Code
13 (Edition 2000)

Recitals

15 The Urban Renewal Plan for Inner Harbor Project I was originally approved by the Mayor
16 and City Council of Baltimore by Ordinance 67-1045 and last amended by Ordinance 13-91.

17 An amendment to the Urban Renewal Plan for Inner Harbor Project I is necessary to change
18 the land use category for a portion of a certain Development Area in the Renewal Plan and to
19 revise a certain exhibit to the Plan to reflect this change.

20 The proposed amendment for the Renewal Plan for Inner Harbor Project I has been approved
21 by the Director of the Department of Planning for conformity to the Master Plan, for the detailed
22 location of any public improvements proposed in the amended Urban Renewal Plan, and for

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.

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1 conformity to existing and proposed zoning classifications. This proposed amendment has also
2 been approved and recommended to the Mayor and City Council of Baltimore by the
3 Commissioner of the Department of Housing and Community Development and the Baltimore
4 Development Corporation.

5 Under Article 13, § 2-6 of the Baltimore City Code, no change may be made in any approved
6 renewal plan unless the change is approved in the same manner as that required for the approval
7 of a renewal plan.

8 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That the
9 following changes in the Urban Renewal Plan for Inner Harbor Project I are approved:

10 (1) In the Plan, in V.P., amend Development Area 18 as follows:

11 V. Standards and Controls

12 P. Development Area Controls:

13
14 Development Area 18

15 a. General Use: COMMERCIAL-RESIDENTIAL (FOR BLOCK 0887, LOTS 1
16 AND 3 ONLY) AND Semi-Public (BALANCE OF
17 DEVELOPMENT AREA)
18

19 (2) Revise Exhibit C, “Land Use”, of the Plan to reflect the change in the Plan.
20

21 **SECTION 2. AND BE IT FURTHER ORDAINED,** That the Urban Renewal Plan for Inner Harbor
22 Project I, as amended by this Ordinance and identified as “Urban Renewal Plan, Inner Harbor
23 Project I, revised to include Amendment 19, dated April 15, 2013”, is approved. The
24 Department of Planning shall file a copy of the amended Urban Renewal Plan with the
25 Department of Legislative Reference as a permanent public record, available for public
26 inspection and information.

27 **SECTION 3. AND BE IT FURTHER ORDAINED,** That if the amended Urban Renewal Plan
28 approved by this Ordinance in any way fails to meet the statutory requirements for the content of
29 a renewal plan or for the procedures for the preparation, adoption, and approval of a renewal
30 plan, those requirements are waived and the amended Urban Renewal Plan approved by this
31 Ordinance is exempted from them.

32 **SECTION 4. AND BE IT FURTHER ORDAINED,** That if any provision of this Ordinance or the
33 application of this Ordinance to any person or circumstance is held invalid for any reason, the
34 invalidity does not affect any other provision or any other application of this Ordinance, and for
35 this purpose the provisions of this Ordinance are declared severable.

36 **SECTION 5. AND BE IT FURTHER ORDAINED,** That if a provision of this Ordinance concerns
37 the same subject as a provision of any zoning, building, electrical, plumbing, health, fire, or
38 safety law or regulation, the applicable provisions shall be construed to give effect to each.
39 However, if the provisions are found to be in irreconcilable conflict, the one that establishes the
40 higher standard for the protection of the public health and safety prevails. If a provision of this

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1 Ordinance is found to be in conflict with an existing provision of any other law or regulation that
2 establishes a lower standard for the protection of the public health and safety, the provision of
3 this Ordinance prevails and the other conflicting provision is repealed to the extent of the
4 conflict.

5 **SECTION 6. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it is
6 enacted.

Certified as duly passed this _____ day of _____, 20__

President, Baltimore City Council

Certified as duly delivered to Her Honor, the Mayor,
this _____ day of _____, 20__

Chief Clerk

Approved this _____ day of _____, 20__

Mayor, Baltimore City