

Council Bill 21-0037R

- 1 • Reviewing the City’s receivership process and guidelines to discuss ways to increase
2 the speed of the receivership process by evaluating and amending the timeframe in
3 which a property becomes eligible for receivership.
- 4 • Discussing the creation and implementation of a tax on vacant properties that is
5 comparable to the occupied homes and other properties in the area.
- 6 • Discussing code enforcement, the issuance of fines and other penalties, and how
7 these fines are triggered and imposed within the lens of better efficiency and fine
8 collection.

9 If adopted, any one of these recommendations would have a drastically positive effect on
10 Baltimore City. The safety of residents would be improved, crime rates would be reduced, and rat
11 infestations would decrease. Further, reduction of vacant buildings may play a role in decreasing
12 the number of building fires per year. City tax revenue would increase allowing for new revenue
13 streams for other City programs, increased city services, and potential cuts to other taxes. An
14 additional benefit would be the spurred, motivated development of vacant properties as
15 homeowners would no longer be able to “sit” on vacant property for little to no cost. Reducing
16 the stock of vacant structures has the benefit of motivating homeowners to rehabilitate properties
17 to make them profitable, thereby protecting the property values of surrounding community
18 members.

19 **NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BALTIMORE,** That the
20 Council invites representatives from the Baltimore City Law Department, the Department of
21 Housing and Community Development, and the Department of Health to discuss the feasibility
22 of certain specific recommendations to more efficiently and rapidly improve the ability of
23 Baltimore City to remedy vacant dwellings.

24 **AND BE IT FURTHER RESOLVED,** That a copy of this Resolution be sent to the Mayor, the
25 City Solicitor, the Acting Commissioner of the Housing and Community Development, the
26 Health Commissioner, and the Mayor’s Legislative Liaison to the City Council.