

Introduced by: The Council President
At the request of: The Administration (Department of Transportation)

Prepared by: Department of Legislative Reference **Date:** January 8, 2019

Referred to: TAXATION, FINANCE & ECONOMIC DEVELOPMENT Committee

Also referred for recommendation and report to municipal agencies listed on reverse.

CITY COUNCIL 19 - 0319

A BILL ENTITLED

AN ORDINANCE concerning

**Sale of Property – Former Bed of West Fairmount Avenue, a 10-Foot Alley,
a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley**

FOR the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

BY authority of
Article V - Comptroller
Section 5(b)
Baltimore City Charter
(1996 Edition)

****The introduction of an Ordinance or Resolution by Councilmembers at the request of any person, firm or organization is a courtesy extended by the Councilmembers and not an indication of their position.**

Agencies

_____	Baltimore City Public School System
_____	Baltimore Development Corporation
_____	City Solicitor
_____	Comptroller's Office
_____	Department of Audits
_____	Department of Finance
_____	Department of General Services
_____	Department of Housing and Community Development
_____	Department of Human Resources
_____	Department of Planning
_____	Other: _____
_____	Other: _____
_____	Other: _____
_____	Department of Public Works
_____	Department of Real Estate
_____	Department of Recreation and Parks
_____	Department of Transportation
_____	Fire Department
_____	Health Department
_____	Mayor's Office of Employment Development
_____	Mayor's Office of Human Services
_____	Mayor's Office of Information Technology
_____	Office of the Mayor
_____	Police Department
_____	Other: _____
_____	Other: _____
_____	Other: _____
_____	Environmental Control Board
_____	Fire & Police Employees' Retirement System
_____	Labor Commissioner
_____	Parking Authority Board
_____	Planning Commission
_____	Wage Commission
_____	Other: _____
_____	Other: _____
_____	Other: _____
_____	Board of Estimates
_____	Board of Ethics
_____	Board of Municipal and Zoning Appeals
_____	Comm. for Historical and Architectural Preservation
_____	Commission on Sustainability
_____	Employees' Retirement System
_____	Other: _____
_____	Other: _____
_____	Other: _____

Boards and Commissions

CITY OF BALTIMORE
ORDINANCE **19.283**
Council Bill 19-0319

Introduced by: The Council President
At the request of: The Administration (Department of Transportation)
Introduced and read first time: January 14, 2019
Assigned to: Taxation, Finance and Economic Development Committee
Committee Report: Favorable
Council action: Adopted
Read second time: August 19, 2019

AN ORDINANCE CONCERNING

1 **Sale of Property – Former Bed of West Fairmount Avenue, a 10-Foot Alley,**
2 **a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley**

3 FOR the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public
4 or private sale, all its interest in certain parcels of land known as the former bed of West
5 Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a
6 portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin
7 Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use;
8 and providing for a special effective date.

9 BY authority of
10 Article V - Comptroller
11 Section 5(b)
12 Baltimore City Charter
13 (1996 Edition)

14 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That, in
15 accordance with Article V, § 5(b) of the City Charter, the City Comptroller may sell, at either
16 public or private sale, all the interest of the Mayor and City Council of Baltimore in certain
17 parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of
18 Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont
19 Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street, and
20 more particularly described as follows:

21 Beginning for Parcel 4 at the point formed by the intersection of the north side of
22 West Baltimore Street 66 feet wide, and the west side of a 10-foot alley, the point
23 of beginning being distant Easterly 81.96 feet measured along the north side of
24 West Baltimore Street from the east side of North Fremont Avenue 66 feet wide;
25 thence leaving the north side of West Baltimore Street North 04° 26' 27" West
26 153.43 feet to intersect the south side of West Fairmount Avenue 33 feet wide;
27 thence binding on the south side of West Fairmount Avenue North 87° 01' 03"
28 East 12.40 feet, to the east side of the 10-foot alley; thence binding on the east

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 19-0319

1 side of the 10-foot alley South 03° 38' 31" East 153.32 feet to intersect the north
2 side of West Baltimore Street and thence binding on the north side of West
3 Baltimore Street South 86° 36' 03" West 10.26 feet, to the place of beginning.

4 Containing 1,737 square feet or 0.040 acres, more or less.

5 Beginning for Parcel 5 at the point formed by the intersection of the east side of
6 North Fremont Avenue 66 feet wide, and the north side of West Fairmount
7 Avenue 33 feet wide, the point of beginning being distant Southeasterly 162.3 feet
8 more or less, measured along the northeast side of North Fremont Avenue from
9 the south side of West Fayette Street 66 feet wide; thence leaving the northeast
10 side of North Fremont Avenue North 87° 01' 03" East 281.95 feet to intersect the
11 west side of the proposed new right of way line for Martin Luther King Jr.
12 Boulevard varying in width; thence binding on the west side of the proposed new
13 right of way line of Martin Luther King Jr. Boulevard South 02° 47' 37" East
14 33.00 feet to intersect the south side of West Fairmount Avenue; then binding on
15 the south side of West Fairmount Avenue South 87° 01' 03" West 269.75 feet to
16 intersect the northeast side of North Fremont Avenue and thence binding on the
17 northeast side of North Fremont Avenue North 23° 06' 04" West 35.14 feet to the
18 place of beginning.

19 Containing 9,103 square feet or 0.209 acres, more or less.

20 Beginning for Parcel 6 at the point formed by the intersection of the west side of
21 right of the existing way line of through highway Martin Luther King Jr.
22 Boulevard varying in width and the south side of West Fairmount Avenue 33 feet
23 wide, so projected, the point of beginning being distant Northeasterly 160.07 feet
24 more or less measured along the west side of the right of way line of through
25 highway Martin Luther King Jr. Boulevard so projected from the north side of
26 West Baltimore Street 66 feet wide; thence leaving the west side of the right of
27 way line of Martin Luther King Jr. Boulevard South 87° 01' 03" West 16.72 feet to
28 the west side of the proposed new right of way line of through highway Martin
29 Luther King Jr. Boulevard; thence binding on the west side of the proposed new
30 right of way line of Martin Luther King Jr. Boulevard North 02° 47' 37" West
31 183.00 feet to intersect the south side of West Fayette Street 66 feet wide; thence
32 binding on the south side of West Fayette Street North 87° 01' 03" East 58.66 feet
33 to the west side of the right of way line of Martin Luther King Jr. Boulevard and
34 thence on the west side of the right of way line of Martin Luther King Jr.
35 Boulevard South 10° 06' 28" West 187.88 feet to the place of beginning.

36 Containing 6,897 square feet or 0.158 acres, more or less.

37 Beginning for Parcel 7 at the point formed by the intersection of the north side of
38 West Fairmount Avenue 33 feet wide, and the west side of a 3-foot alley the point
39 of beginning being distant Easterly 63 feet, more or less, measured along the north
40 side of West Fairmount Avenue from the east side of North Fremont Avenue 66
41 feet wide; thence binding on the west side of the 3-foot alley Northerly 16 feet to
42 the northern property line of the property known as number 19 North Fremont
43 Avenue; thence binding on the northern property line of the property so projected
44 Easterly 3 feet to intersect the east side of the 3-foot alley; thence binding on the

Council Bill 19-0319

1 east side of the 3-foot alley Southerly 16 feet to intersect the north side of West
2 Fairmount Avenue; and thence binding on the north side of West Fairmount
3 Avenue Westerly 3 feet to the place of beginning.

4 Containing 48 square feet or 0.0011 acres, more or less.


5 Subject to a full width Perpetual Easement for all Municipal Utilities and Services, not to be
6 abandoned, over the entire hereinabove described parcels of land.

7 These parcels of land being no longer needed for public use.

8 SECTION 2. AND BE IT FURTHER ORDAINED, That no deed may pass under this Ordinance
9 unless the deed has been approved by the City Solicitor.

10 SECTION 3. AND BE IT FURTHER ORDAINED, That this Ordinance takes effect on the date it is
11 enacted.

Certified as duly passed this _____ day of AUG 19 2019, 20____




President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,
this _____ day of AUG 19 2019, 20____



Chief Clerk

Approved this 29th day of Aug., 2019



Mayor, Baltimore City



BALTIMORE CITY COUNCIL TAXATION, FINANCE AND ECONOMIC DEVELOPMENT VOTING RECORD

DATE: July 25, 2019

BILL#: 19-0319

BILL TITLE: Sale of Property – Former Bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley

MOTION BY: *Rummen* SECONDED BY: *McCom*

FAVORABLE

FAVORABLE WITH AMENDMENTS

UNFAVORABLE

WITHOUT RECOMMENDATION

NAME	YEAS	NAYS	ABSENT	ABSTAIN
Middleton, Sharon, Chair	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Pinkett, Leon, Vice Chair	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Costello, Eric	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Reisinger, Edward	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Stokes, Robert	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
TOTALS				

CHAIRPERSON: *Sharon Middleton*

COMMITTEE STAFF: Samuel Johnson, Initials: *AS*



1
2
3

CITY OF BALTIMORE

BOARD OF ESTIMATES

Room 204, City Hall
Baltimore, Maryland 21202
410-396-4755



BRANDON SCOTT
PRESIDENT, CITY COUNCIL

BERNARD C. "JACK" YOUNG
MAYOR

JOAN M. PRATT
COMPTROLLER

RUDOLPH S. CHOW, P.E.
DIRECTOR OF PUBLIC WORKS

ANDRE M. DAVIS
CITY SOLICITOR

BERNICE H. TAYLOR
DEPUTY COMPTROLLER
AND CLERK TO THE BOARD

July 31, 2019

Honorable President and Members
of the City Council

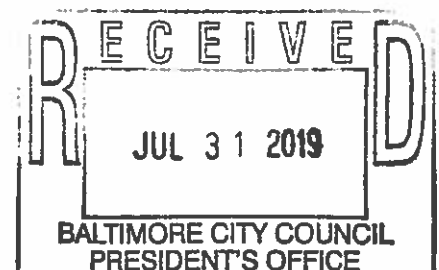
Ladies and Gentlemen:

On July 31, 2019 the Board had before it for consideration the following pending City Council Bills:

19-0319 - An Ordinance concerning Sale of Property - former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley for the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

ALL REPORTS RECEIVED WERE FAVORABLE.

19-0414 - An Ordinance concerning High-Performance Newly Constructed Dwellings - Property Tax Credit for the purpose of establishing a property tax credit for high-performance newly constructed dwellings; imposing certain limitations, conditions, and qualifications for



Page 2 - cont'd

credit eligibility; providing for the amount, duration, and administration of the credit, defining certain terms, providing for a special effective date; and generally relating to a property tax credit for high-performance newly constructed dwellings.

THE DEPARTMENT OF PLANNING HAS NO OBJECTION AND DEFERS TO THE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT.


ALL OTHER REPORTS RECEIVED WERE FAVORABLE.

After NOTING AND CONCURRING in all favorable reports received, the Board approved the aforementioned City Council Bills and referred them to the City Council with the recommendation that they be approved and passed by that Honorable Body.

The President **ABSTAINED** from voting.

Sincerely,

 **JUL 31 2019**
Joan M. Pratt, CPA
Secretary

FROM	NAME & TITLE	Robert Cennane, Chief <i>RC</i>	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Bureau of the Budget and Management Research Room 432, City Hall (410) 396-4941		
	SUBJECT	City Council Bill #19-0319 – Sale of Property, Former Bed of West Fairmount Avenue		

DATE:

TO

The Honorable President and
Members of the City Council
Room 400, City Hall

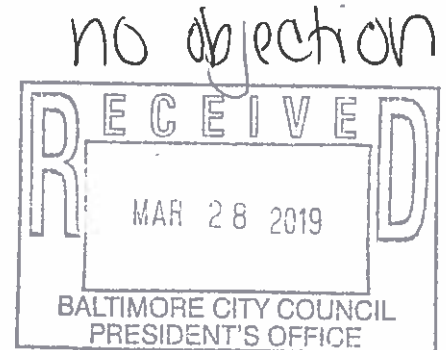
February 12, 2019

City Council Bill #19-0319 has been introduced for the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in a certain property known as the Former bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley.

The parcels are no longer needed for public use and combine for a total of 17,737 square feet. There is no anticipated fiscal impact.

The Department of Finance has no objection to the passage of Council Bill 18-0319.

cc: Henry Raymond
Kyrion Banks



CITY OF BALTIMORE

CATHERINE E. PUGH, Mayor



DEPARTMENT OF LAW

101 City Hall
Baltimore, Maryland 21202

March 26, 2019

The Honorable President and Members
of the Baltimore City Council
Attn: Natawna B. Austin, Executive Secretary
Room 409, City Hall
100 N. Holliday Street
Baltimore, Maryland 21202

Re: City Council Bill 19-0319- Sale of Property— Former Bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley

President and City Council Members:

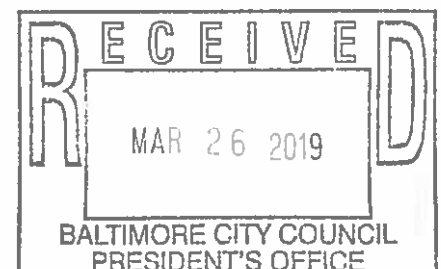
The Law Department has reviewed City Council Bill 19-0319 for form and legal sufficiency. The bill would allow the Mayor and City Council of Baltimore to sell its interest in the properties described therein, declaring them no longer needed for public use. The bill also provides for a special effective date.

Article V, Section 5(b) of the Baltimore City Charter grants the Department of Real Estate in the Comptroller's Office the power to arrange for the disposition of any building or parcel of land no longer needed by the City for public use, if that sale is approved by the Board of Estimates. Assuming the agency reports reveal that the property is no longer needed for public use, this is the appropriate ordinance to authorize disposition of the subject property. Therefore, the Law Department approves the bill for form and legal sufficiency.


Sincerely,

Ashlea Brown
Assistant Solicitor

favorable



cc: Andre Davis, City Solicitor
Karen Stokes, Director, Mayor's Office of Government Relations
Jeff Amoros, Mayor's Legislative Liaison
Elena DiPietro, Chief Solicitor
Hilary Ruley, Chief Solicitor
Victor Tervalá, Chief Solicitor

FROM	NAME & TITLE	Laurie Feinberg, Acting Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	DEPARTMENT OF PLANNING 8 TH FLOOR, 417 EAST FAYETTE STREET		
	SUBJECT	CITY COUNCIL BILL #19-0319 / SALE OF PROPERTY - FORMER BED OF WEST FAIRMOUNT AVENUE, A 10-FOOT ALLEY, A PORTION OF MARTIN LUTHER KING JR. BOULEVARD, AND A PORTION OF A 3-FOOT ALLEY		

TO

DATE:

The Honorable President and
Members of the City Council
City Hall, Room 400
100 North Holliday Street

February 8, 2019

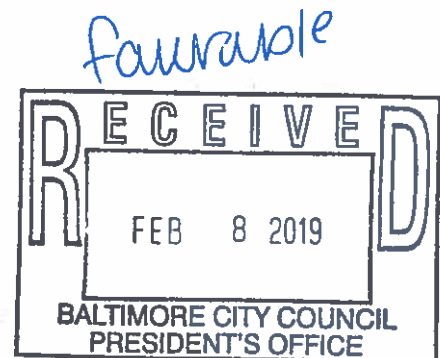
The Department of Planning is in receipt of City Council Bill #19-0319, which is for the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.


The Department of Planning recommends approval of City Council Bill #19-0319, as this will allow for continued development of the University of Maryland Biopark Planned Unit Development (PUD).

If you have any questions, please contact Mr. Eric Tiso, Division Chief, Land Use and Urban Design Division at 410-396-8358.

CR/ewt

- cc: Mr. Pete Hammen, Chief Operating Officer
Mr. Jim Smith, Chief of Strategic Alliances
Ms. Karen Stokes, Mayor's Office
Mr. Colin Tarbert, Mayor's Office
Mr. Jeff Amoros, Mayor's Office
The Honorable Edward Reisinger, Council Rep. to Planning Commission
Mr. William H. Cole IV, BDC
Mr. Derek Baumgardner, BMZA
Mr. Geoffrey Veale, Zoning Administration
Ms. Sharon Daboin, DHCD
Mr. Tyrell Dixon, DCHD
Ms. Elena DiPietro, Law Dept.
Mr. Francis Burnszynski, PABC
Mr. Michael Castagnola, DOT
Ms. Natawna Austin, Council Services
Mr. Ervin Bishop, Council Services



F R O M	Name & Title	<i>Walter Horton</i> Walter Horton, Real Estate Officer	CITY OF BALTIMORE MEMO	
	Agency Name & Address	Department of Real Estate 304 City Hall		
	Subject	City Council Bill 19-0319 Sale of Former Bed of West Fairmount Avenue, a 10 Foot Alley, a portion of Martin Luther King Jr. Blvd and a Portion of a 3 foot alley		

To: Honorable President and Members
Of the City Council
c/o Natawana Austin
Mayor's Legislative Liaison to the City Council
400 City Hall

Date: January 31, 2019

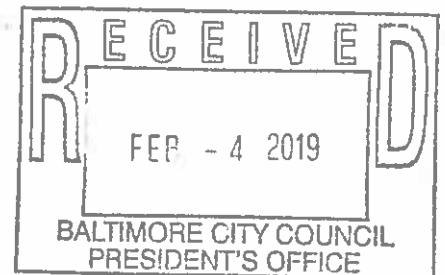
As requested, we have reviewed the subject bill for the purpose of requesting that the Baltimore City Council to sell, at either public or private sale, all interests in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.


The proposed purchaser/developer, the University of Maryland desires to incorporate the roadbed and alley into the expansion of their Bio-Park.

The Department of Real Estate recommends passage of City Council Bill 19-0319 if it is determined that it is in the City's best interest to sell.

cc: Jeffrey Amoros

Favorable



FROM	NAME & TITLE	Michelle Pourciau, Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Department of Transportation (DOT) 417 E Fayette Street, Room 527		
	SUBJECT	City Council Bill 19-0319		

TO: Mayor Catherine E. Pugh
TO: Taxation, Finance and Economic Development Committee
FROM: Department of Transportation
POSITION: Support
RE: Council Bill – 19-0319

DATE: 2/1/19

INTRODUCTION – Sale of Property – Former Bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley

PURPOSE/PLANS – For the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

COMMENTS – This sales bill along with the accompanying opening and closing bills will allow for the UM Biopark project to proceed/expand.

AGENCY/DEPARTMENT POSITION –
The Department of Transportation supports City Council bill 19-0319.

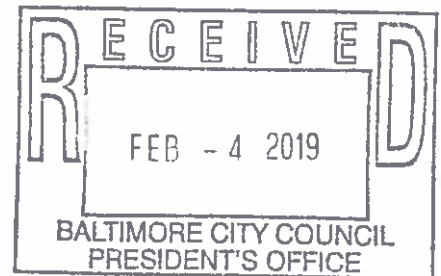
If you have any questions, please do not hesitate to contact Michael Castagnola at Michael.Castagnola@baltimorecity.gov, 410-396-6802.

Sincerely,



Michelle Pourciau
Director

favorable



City of Baltimore

City Council
City Hall, Room 408
100 North Holliday Street
Baltimore, Maryland
21202

Meeting Minutes - Final

Taxation, Finance and Economic Development Committee

Thursday, July 25, 2019

10:00 AM

Du Burns Council Chamber, 4th floor, City Hall

19-0319

CALL TO ORDER

INTRODUCTIONS

ATTENDANCE

Present 5 - Member Sharon Green Middleton, Member Danielle McCray, Member Eric T. Costello, Member Edward Reisinger, and Member Robert Stokes Sr.

ITEMS SCHEDULED FOR PUBLIC HEARING

19-0319

Sale of Property - Former Bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley
For the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

Sponsors: City Council President (Administration)

A motion was made by Member Reisinger, seconded by Member McCray, that Bill 19-0319 be Recommended Favorably. The motion carried by the following vote:

Yes: 4 - Member Middleton, Member McCray, Member Reisinger, and Member Stokes Sr.

Abstain, COI: 1 - Member Costello

ADJOURNMENT



**CITY OF BALTIMORE
CITY COUNCIL HEARING ATTENDANCE RECORD**

Committee: Taxation, Finance and Economic Development

Chairperson: Sharon Green-Middleton

Date: July 25, 2019

Time: 10:00 am

Place: Clarence "Du" Burns Council Chambers

CC Bill Number: 19-0319

Subject: Sale of Property - Former Bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley

PLEASE PRINT

IF YOU WANT TO TESTIFY PLEASE CHECK HERE



FIRST NAME	LAST NAME	ST. #	ADDRESS/ORGANIZATION NAME	ZIP	EMAIL ADDRESS	TESTIFY	FOR	AGAINST	YES	NO	WHAT IS YOUR POSITION ON THIS BILL?	(*) LOBBYIST: ARE YOU REGISTERED IN THE CITY
John	Doe	100	North Charles Street	21202	Johndoenbmore@yahoo.com	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
Walter	Hendon				Walterhendenson@yahoo.com		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		

(*) NOTE: IF YOU ARE COMPENSATED OR INCUR EXPENSES IN CONNECTION WITH THIS BILL, YOU MAY BE REQUIRED BY LAW TO REGISTER WITH THE CITY ETHICS BOARD. REGISTRATION IS A SIMPLE PROCESS. FOR INFORMATION AND FORMS, CALL OR WRITE: BALTIMORE CITY BOARD OF ETHICS, C/O DEPARTMENT OF LEGISLATIVE REFERENCE, 626 CITY HALL, BALTIMORE, MD 21202. TEL: 410-396-4730; FAX: 410-396-8483.



HEARING NOTES

Bill: 19-0319

**Sale of Property –
Former Bed of West Fairmount Avenue, a 10-Foot Alley,
a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley**

Committee: Taxation, Finance and Economic Development
Chaired By: Councilmember Sharon Green-Middleton

Hearing Date: July 25, 2019
Time (Beginning): 10:05a.m.
Time (Ending): 10:15a.m.
Location: Clarence “Du” Burns Chambers
Total Attendance: Approximately 30 – 40
Committee Members in Attendance: 5/5
Sharon Green Middleton
Eric Costello
Edward Reisinger
Robert Stokes
McCray

Bill Synopsis in the file?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Attendance sheet in the file?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Agency reports read?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Hearing televised or audio-digitally recorded?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> N/A
Certification of advertising/posting notices in the file?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" type="checkbox"/> N/A
Evidence of notification to property owners?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" type="checkbox"/> N/A
Final vote taken at this hearing?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Motioned by:	Councilmember Reisinger		
Seconded by:	Councilmember McCray		
Final Vote:	Favorable		

Major Issues Discussed

1. Councilwoman Middleton read the bill into the record and introduced committee members.
2. Robert Cename, Finance – Read agency report into the record.
3. Ashlea Brown, Law – Read agency report into the record.
4. Eric Tiso, Planning – Read agency report into the record.

- 5. Walter Horton, Real Estate – Read agency report into the record.
 - 6. Liam Davis, DOT – Read agency report into the record.
 - 7. There was no public testimony.
 - 8. There were approximately 30 – 45 people in attendance at this hearing.
 - 9. There were no amendments, a vote was taken by the committee, and the hearing was adjourned.
-

Further Study

Was further study requested?

Yes No

If yes, describe. N/A

Committee Vote:

S. Middleton: Yea
McCray: Yea
E. Costello: Abstain
E. Reisinger: Yea
R. Stokes: Yea

Samuel Johnson , Committee Staff
(410) 396-1091
cc: Bill File
OCS Chrono File

Date: July 25, 2019



BILL SYNOPSIS

Committee: Taxation, Finance and Economic Development

Bill 19-0319

**Sale of Property –
Former Bed of West Fairmount Avenue, a 10-Foot Alley,
a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley**

Sponsor: President Young (The Administration)

Introduced: January 14, 2019

Purpose:

For the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

Effective: Date of enactment

Hearing Date/Time/Location: July 25, 2019 / 10:00 a.m. / Clarence "Du" Burns Chamber

Agency Reports

City Solicitor	Favorable
Department of Planning	Favorable
Department of Transportation	Favorable
Department of Real Estate	Favorable
Department of Finance	Favorable

Analysis

Current Law:

Article V - Comptroller; Section 5(b); Baltimore City Charter; (1996 Edition)

Background

If enacted, Bill 19-0319 would grant the proposed purchaser/developer, University of Maryland the opportunity to incorporate the below sited roadbed and alley into the expansion of their Bio-Park under their Planned Unit Development. In the area north of W. Baltimore Street, the campus has significant opportunity to continue redeveloping the open lots encompassed within their footprint for infrastructure building, landscaping, and transportation.



The four parcels of land referenced in this bill have a combined area of approximately 17,737 square feet. This area is no longer needed for public use and does not impact any park property, right of way, and is no longer needed for public use. No property owner should be negatively affected by this action.

Additional Information

Fiscal Note: Not Available

Information Source(s): Agency Reports, Maryland Land Records

Analysis by: Samuel Johnson
Analysis Date: July 23, 2019

Direct Inquiries to: (410) 396-1091

City of Baltimore

City Council
City Hall, Room 408
100 North Holliday Street
Baltimore, Maryland
21202

Meeting Agenda - Final

Taxation, Finance and Economic Development Committee

Thursday, July 25, 2019

10:00 AM

Du Burns Council Chamber, 4th floor, City Hall

19-0319

CALL TO ORDER

INTRODUCTIONS

ATTENDANCE

ITEMS SCHEDULED FOR PUBLIC HEARING

19-0319

Sale of Property - Former Bed of West Fairmount Avenue, a 10-Foot Alley, a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley

For the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

Sponsors:

City Council President (Administration)

Attachments:

[19-0319~1st Reader](#)

[Real Estate 19-0319](#)

[DOT 19-0319](#)

[Planning 19-0319](#)

[Law 19-0319](#)

[Finance 19-0319](#)

ADJOURNMENT

THIS MEETING IS OPEN TO THE PUBLIC

**CITY OF BALTIMORE
COUNCIL BILL 19-0319
(First Reader)**

Introduced by: The Council President
At the request of: The Administration (Department of Transportation)
Introduced and read first time: January 14, 2019
Assigned to: Taxation, Finance and Economic Development Committee

REFERRED TO THE FOLLOWING AGENCIES: City Solicitor, Department of Planning, Department of Transportation, Department of Real Estate, Department of Finance, Board of Estimates

A BILL ENTITLED

1 AN ORDINANCE concerning

2 **Sale of Property – Former Bed of West Fairmount Avenue, a 10-Foot Alley,**
3 **a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley**

4 FOR the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public
5 or private sale, all its interest in certain parcels of land known as the former bed of West
6 Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a
7 portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin
8 Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use;
9 and providing for a special effective date.

10 BY authority of

11 Article V - Comptroller
12 Section 5(b)
13 Baltimore City Charter
14 (1996 Edition)

15 **SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That, in
16 accordance with Article V, § 5(b) of the City Charter, the City Comptroller may sell, at either
17 public or private sale, all the interest of the Mayor and City Council of Baltimore in certain
18 parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of
19 Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont
20 Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street, and
21 more particularly described as follows:

22 Beginning for Parcel 4 at the point formed by the intersection of the north side of
23 West Baltimore Street 66 feet wide, and the west side of a 10-foot alley, the point
24 of beginning being distant Easterly 81.96 feet measured along the north side of
25 West Baltimore Street from the east side of North Fremont Avenue 66 feet wide;
26 thence leaving the north side of West Baltimore Street North 04° 26' 27" West
27 153.43 feet to intersect the south side of West Fairmount Avenue 33 feet wide;
28 thence binding on the south side of West Fairmount Avenue North 87° 01' 03"
29 East 12.40 feet, to the east side of the 10-foot alley; thence binding on the east
30 side of the 10-foot alley South 03° 38' 31" East 153.32 feet to intersect the north

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.

Council Bill 19-0319

1 side of West Baltimore Street and thence binding on the north side of West
2 Baltimore Street South 86° 36' 03" West 10.26 feet, to the place of beginning.

3 Containing 1,737 square feet or 0.040 acres, more or less.

4 Beginning for Parcel 5 at the point formed by the intersection of the east side of
5 North Fremont Avenue 66 feet wide, and the north side of West Fairmount
6 Avenue 33 feet wide, the point of beginning being distant Southeasterly 162.3 feet
7 more or less, measured along the northeast side of North Fremont Avenue from
8 the south side of West Fayette Street 66 feet wide; thence leaving the northeast
9 side of North Fremont Avenue North 87° 01' 03" East 281.95 feet to intersect the
10 west side of the proposed new right of way line for Martin Luther King Jr.
11 Boulevard varying in width; thence binding on the west side of the proposed new
12 right of way line of Martin Luther King Jr. Boulevard South 02° 47' 37" East
13 33.00 feet to intersect the south side of West Fairmount Avenue; then binding on
14 the south side of West Fairmount Avenue South 87° 01' 03" West 269.75 feet to
15 intersect the northeast side of North Fremont Avenue and thence binding on the
16 northeast side of North Fremont Avenue North 23° 06' 04" West 35.14 feet to the
17 place of beginning.

18 Containing 9,103 square feet or 0.209 acres, more or less.

19 Beginning for Parcel 6 at the point formed by the intersection of the west side of
20 right of the existing way line of through highway Martin Luther King Jr.
21 Boulevard varying in width and the south side of West Fairmount Avenue 33 feet
22 wide, so projected, the point of beginning being distant Northeasterly 160.07 feet
23 more or less measured along the west side of the right of way line of through
24 highway Martin Luther King Jr. Boulevard so projected from the north side of
25 West Baltimore Street 66 feet wide; thence leaving the west side of the right of
26 way line of Martin Luther King Jr. Boulevard South 87° 01' 03" West 16.72 feet to
27 the west side of the proposed new right of way line of through highway Martin
28 Luther King Jr. Boulevard; thence binding on the west side of the proposed new
29 right of way line of Martin Luther King Jr. Boulevard North 02° 47' 37" West
30 183.00 feet to intersect the south side of West Fayette Street 66 feet wide; thence
31 binding on the south side of West Fayette Street North 87° 01' 03" East 58.66 feet
32 to the west side of the right of way line of Martin Luther King Jr. Boulevard and
33 thence on the west side of the right of way line of Martin Luther King Jr.
34 Boulevard South 10° 06' 28" West 187.88 feet to the place of beginning.

35 Containing 6,897 square feet or 0.158 acres, more or less.

36 Beginning for Parcel 7 at the point formed by the intersection of the north side of
37 West Fairmount Avenue 33 feet wide, and the west side of a 3-foot alley the point
38 of beginning being distant Easterly 63 feet, more or less, measured along the north
39 side of West Fairmount Avenue from the east side of North Fremont Avenue 66
40 feet wide; thence binding on the west side of the 3-foot alley Northerly 16 feet to
41 the northern property line of the property known as number 19 North Fremont
42 Avenue; thence binding on the northern property line of the property so projected
43 Easterly 3 feet to intersect the east side of the 3-foot alley; thence binding on the
44 east side of the 3-foot alley Southerly 16 feet to intersect the north side of West

Council Bill 19-0319

1 Fairmount Avenue; and thence binding on the north side of West Fairmount
2 Avenue Westerly 3 feet to the place of beginning.

3 Containing 48 square feet or 0.0011 acres, more or less.

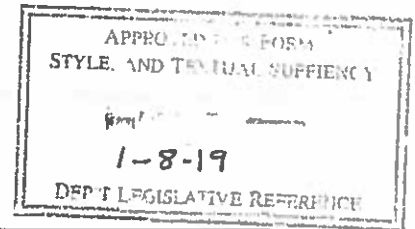
4 Subject to a full width Perpetual Easement for all Municipal Utilities and Services, not to be
5 abandoned, over the entire hereinabove described parcels of land.

6 These parcels of land being no longer needed for public use.

7 **SECTION 2. AND BE IT FURTHER ORDAINED,** That no deed may pass under this Ordinance
8 unless the deed has been approved by the City Solicitor.

9 **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it is
10 enacted.

INTRODUCTORY*
CITY OF BALTIMORE
COUNCIL BILL _____



Introduced by: The Council President
At the request of: The Administration (Department of Transportation)

A BILL ENTITLED

AN ORDINANCE concerning

**Sale of Property – Former Bed of West Fairmount Avenue, a 10-Foot Alley,
a Portion of Martin Luther King Jr. Boulevard, and a Portion of a 3-Foot Alley**

FOR the purpose of authorizing the Mayor and City Council of Baltimore to sell, at either public or private sale, all its interest in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street and no longer needed for public use; and providing for a special effective date.

BY authority of

Article V - Comptroller
Section 5(b)
Baltimore City Charter
(1996 Edition)

SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE, That, in accordance with Article V, § 5(b) of the City Charter, the City Comptroller may sell, at either public or private sale, all the interest of the Mayor and City Council of Baltimore in certain parcels of land known as the former bed of West Fairmount Avenue, a 10-foot alley, a portion of Martin Luther King Jr. Boulevard, and a portion of a 3-foot alley bounded by North Fremont Avenue, West Fayette Street, Martin Luther King Jr. Boulevard, and West Baltimore Street, and more particularly described as follows:

Beginning for Parcel 4 at the point formed by the intersection of the north side of West Baltimore Street 66 feet wide, and the west side of a 10-foot alley, the point of beginning being distant Easterly 81.96 feet measured along the north side of West Baltimore Street from the east side of North Fremont Avenue 66 feet wide; thence leaving the north side of West Baltimore Street North 04° 26' 27" West 153.43 feet to intersect the south side of West Fairmount Avenue 33 feet wide; thence binding on the south side of West Fairmount Avenue North 87° 01' 03" East 12.40 feet, to the east side of the 10-foot alley; thence binding on the east side of the 10-foot alley South 03° 38' 31" East 153.32 feet to intersect the north side of West Baltimore Street and thence binding on the north side of West Baltimore Street South 86° 36' 03" West 10.26 feet, to the place of beginning.

Containing 1,737 square feet or 0.040 acres, more or less.

* WARNING: THIS IS AN UNOFFICIAL, INTRODUCTORY COPY OF THE BILL.
THE OFFICIAL COPY CONSIDERED BY THE CITY COUNCIL IS THE FIRST READER COPY.

Beginning for Parcel 5 at the point formed by the intersection of the east side of North Fremont Avenue 66 feet wide, and the north side of West Fairmount Avenue 33 feet wide, the point of beginning being distant Southeasterly 162.3 feet more or less, measured along the northeast side of North Fremont Avenue from the south side of West Fayette Street 66 feet wide; thence leaving the northeast side of North Fremont Avenue North $87^{\circ} 01' 03''$ East 281.95 feet to intersect the west side of the proposed new right of way line for Martin Luther King Jr. Boulevard varying in width; thence binding on the west side of the proposed new right of way line of Martin Luther King Jr. Boulevard South $02^{\circ} 47' 37''$ East 33.00 feet to intersect the south side of West Fairmount Avenue; then binding on the south side of West Fairmount Avenue South $87^{\circ} 01' 03''$ West 269.75 feet to intersect the northeast side of North Fremont Avenue and thence binding on the northeast side of North Fremont Avenue North $23^{\circ} 06' 04''$ West 35.14 feet to the place of beginning.

Containing 9,103 square feet or 0.209 acres, more or less.

Beginning for Parcel 6 at the point formed by the intersection of the west side of right of the existing way line of through highway Martin Luther King Jr. Boulevard varying in width and the south side of West Fairmount Avenue 33 feet wide, so projected, the point of beginning being distant Northeasterly 160.07 feet more or less measured along the west side of the right of way line of through highway Martin Luther King Jr. Boulevard so projected from the north side of West Baltimore Street 66 feet wide; thence leaving the west side of the right of way line of Martin Luther King Jr. Boulevard South $87^{\circ} 01' 03''$ West 16.72 feet to the west side of the proposed new right of way line of through highway Martin Luther King Jr. Boulevard; thence binding on the west side of the proposed new right of way line of Martin Luther King Jr. Boulevard North $02^{\circ} 47' 37''$ West 183.00 feet to intersect the south side of West Fayette Street 66 feet wide; thence binding on the south side of West Fayette Street North $87^{\circ} 01' 03''$ East 58.66 feet to the west side of the right of way line of Martin Luther King Jr. Boulevard and thence on the west side of the right of way line of Martin Luther King Jr. Boulevard South $10^{\circ} 06' 28''$ West 187.88 feet to the place of beginning.

Containing 6,897 square feet or 0.158 acres, more or less.

Beginning for Parcel 7 at the point formed by the intersection of the north side of West Fairmount Avenue 33 feet wide, and the west side of a 3-foot alley the point of beginning being distant Easterly 63 feet, more or less, measured along the north side of West Fairmount Avenue from the east side of North Fremont Avenue 66 feet wide; thence binding on the west side of the 3-foot alley Northerly 16 feet to the northern property line of the property known as number 19 North Fremont Avenue; thence binding on the northern property line of the property so projected Easterly 3 feet to intersect the east side of the 3-foot alley; thence binding on the east side of the 3-foot alley Southerly 16 feet to intersect the north side of West Fairmount Avenue; and thence binding on the north side of West Fairmount Avenue Westerly 3 feet to the place of beginning.

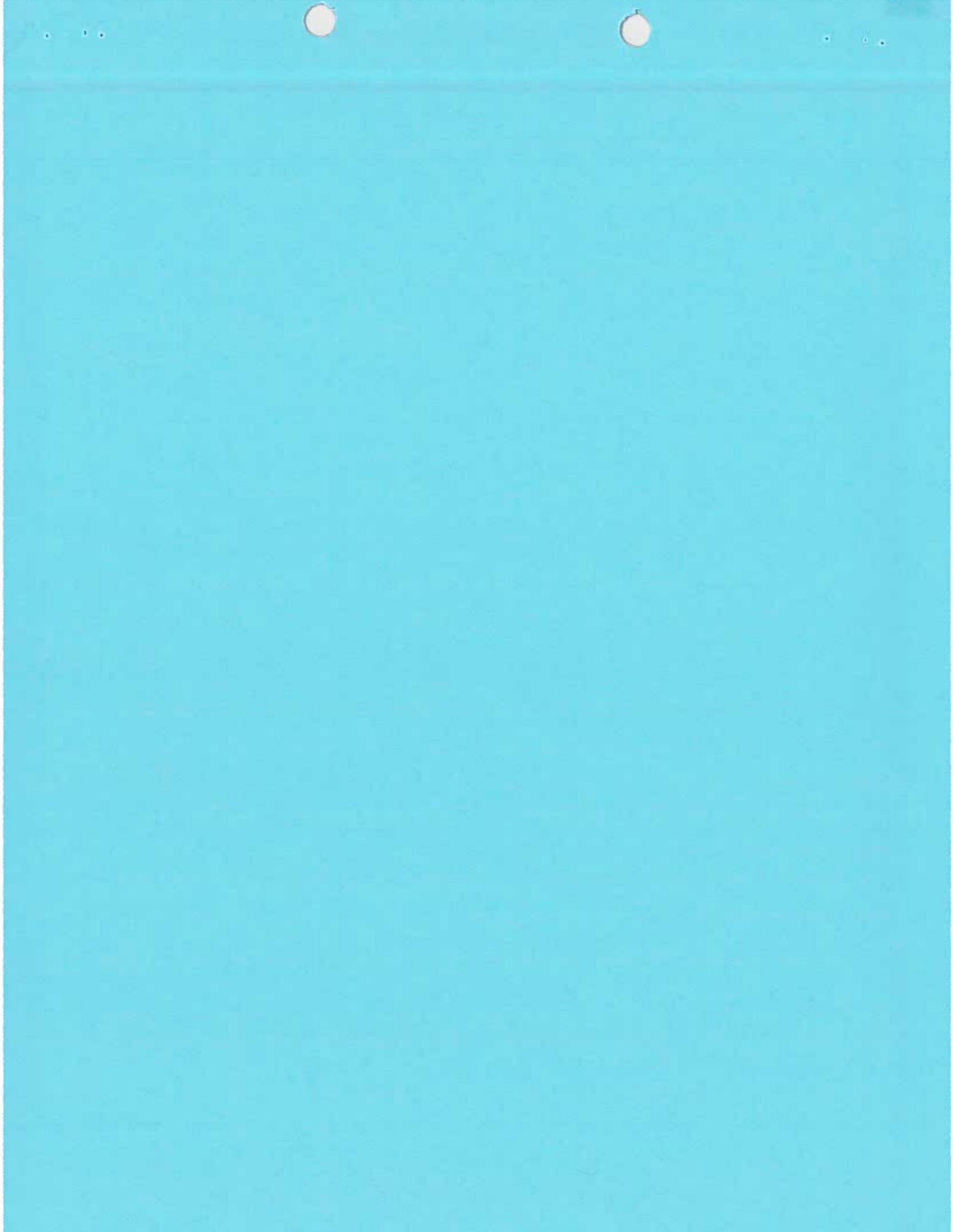
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SECTION 3. AND BE IT FURTHER ORDAINED, That this Ordinance takes effect on the date it is enacted.



ACTION BY THE CITY COUNCIL

JAN 14 2019

FIRST READING (INTRODUCTION) _____ 20 _____

PUBLIC HEARING HELD ON _____ July 25 _____ 20 19

COMMITTEE REPORT AS OF _____ July 25 _____ 20 19

FAVORABLE _____ UNFAVORABLE _____ FAVORABLE AS AMENDED _____ WITHOUT RECOMMENDATION

Shawn McArthur
Chair

COMMITTEE MEMBERS:

COMMITTEE MEMBERS:

SECOND READING: The Council's action being favorable (unfavorable), this City Council bill was (was not) ordered printed for Third Reading on:

AUG 19 2019

_____ Amendments were read and adopted (defeated) as indicated on the copy attached to this blue backing.

THIRD READING _____ AUG 18 2019

_____ Amendments were read and adopted (defeated) as indicated on the copy attached to this blue backing.

THIRD READING (ENROLLED) _____ 20 _____

_____ Amendments were read and adopted (defeated) as indicated on the copy attached to this blue backing.

THIRD READING (RE-ENROLLED) _____ 20 _____

WITHDRAWAL _____ 20 _____

There being no objections to the request for withdrawal, it was so ordered that this City Council Ordinance be withdrawn from the files of the City Council.

President

Chief Clerk