


FROM	NAME & TITLE	Rudolph S. Chow, P.E., Director	CITY of BALTIMORE MEMO	
	AGENCY NAME & ADDRESS	Department of Public Works 600 Abel Wolman Municipal Building		
	SUBJECT	CITY COUNCIL BILL 15-0472		

DATE: March 12, 2015

TO

The Honorable President and Members
of the Baltimore City Council
c/o Natawna Austin
Room 400 – City Hall

I am herein reporting on City Council Bill 15-0472 introduced by Councilman Welch at the request of Bon Secours Baltimore Health Corporation.

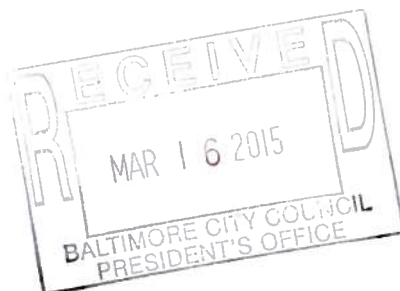
The purpose of the Bill is to amend the Urban Renewal Plan for Franklin Square to amend certain exhibits to reflect the change in the land use plan and the change in zoning, on approval by separate ordinance, for the property known as 31-35 North Fulton Avenue; waive certain content and procedural requirements; make the provisions of this Ordinance severable; provide for the application of this Ordinance in conjunction with certain other ordinances; and provide for a special effective date.

Ordinance 78-831 established the Urban Renewal Plan for Franklin Square and was last amended by Ordinance 87-919. The Franklin Square Urban Renewal area is bounded by Monroe Street to the west, Mulberry Street to the north, Carey Street to the east, and Hollins Street to the south. The area is mainly residential with some commercial zoning and office-residential zoning. It contains some commercial facilities as well as public facilities, including Franklin Square Elementary/Middle School, Franklin Square Park, and Vincent Street Park.

City Council Bill 15-0472, if approved, would:

1. Upon approval of a separate rezoning ordinance, amend Exhibit 1, "Land Use Plan," to reflect the change in the land use category from Residential to Commercial Business for the property known as 31-35 North Fulton Avenue.
2. Upon approval of a separate rezoning ordinance, amend Exhibit 4, "Zoning Districts," to reflect the change of zoning from the R-9 Zoning District to the B-2-2 Zoning District for the property known as 31-35 North Fulton Avenue.

These changes to the Urban Renewal Plan are needed to accommodate the establishment of an ambulatory care clinic in the church building located at 31-35 North Fulton Avenue. Bon Secours Baltimore Health Corporation has plans to purchase the church with the intent of converting it into a community clinic offering basic health and dental services. This would be a productive use for the property and would provide a service to the surrounding neighborhood.



No obj.

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Based on these findings, the Department of Public Works has no objection to the passage of City Council Bill 15-0472.

Sincerely,



Rudolph S. Chow, P.E.
Director

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