

City of Baltimore

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



Meeting Agenda - Final

Monday, March 22, 2021

5:00 PM

**Virtual Webex Meeting: Phone: +1-408-418-9388, Access Code:
179 305 0797, Password: Baltimore, Link:**

Baltimore City Council

*Nicholas J. Mosby, President of the Council - District 1: Zeke Cohen - District 2:
Danielle N. McCray - District 3: Ryan Dorsey - District 4: Mark Conway - District 5:
Isaac "Yitzy" Schleifer - District 6: Sharon Green Middleton - District 7: James
Torrence - District 8: Kristerfer Burnett - District 9: John T. Bullock - District 10:
Phylcia Porter - District 11: Eric T. Costello - District 12: Robert Stokes, Sr. - District
13: Antonio Glover - District 14: Odette Ramos*

Call to Order**Invocation**

Pastor Jim Muratore, St. Luke's Church on the Avenue

Pledge of Allegiance**Tribute to Dante Barksdale****Showcase Baltimore**

Ayanna Zenzele-Rushing, City Council Page

Roll Call**Approval of the Journal****Communications from the Mayor****Bills Signed by the Mayor**

March 10, 2021

[21-0003](#)**Baltimore City Workgroup on Nuisance Parking and Auto Businesses**

For the purpose of establishing the Baltimore City Workgroup on Nuisance Parking and Auto Businesses; providing for the composition, chair, and staffing of the Workgroup; requiring the Workgroup to study certain matters related to the illegal storage of motor vehicles in public rights-of-way by motor vehicle repair establishments and motor vehicle dealerships and make certain recommendations; requiring the Workgroup to report its findings and recommendations to the Mayor and City Council on or before a certain date; providing for a special effective date; providing for the termination of this Ordinance; and generally relating to the illegal practice of using the public right-of-way as surplus private motor vehicle storage.

Sponsors:

Ryan Dorsey, Kristerfer Burnett, Zeke Cohen, Antonio Glover, Sharon Green Middleton, John T. Bullock, Isaac "Yitzy" Schleifer, James Torrence, Phylicia Porter, Odette Ramos

[21-0008](#)**City Property - Naming the Playground in Northwest Park, Located at 2027 West Rogers Avenue, to be the Rikki Spector Playground**

For the purpose of naming the playground in Northwest Park, located at 2027 West Rogers Avenue and approximately 100 feet from the street, to be the Rikki Spector Playground.

Sponsors:

Isaac "Yitzy" Schleifer, Sharon Green Middleton

[21-0014](#)**Baltimore City Fire Department - Reporting Requirements**

For the purpose of requiring the Fire Chief of the Baltimore City Fire Department to report annually certain information to the Mayor and City Council of Baltimore; requiring the report to be made available on the Department's website; and providing for a special effective date.

Sponsors:

Kristerfer Burnett, Zeke Cohen, Ryan Dorsey, Danielle N. McCray, Sharon Green Middleton, John T. Bullock, James Torrence, Antonio Glover

[21-0032](#)**Salary - Director of Public Works**

For the purpose of establishing the salary of the Director of Public Works; and providing for a special effective date.

Sponsors:

City Council President (Administration), Sharon Green Middleton

Bills Introduced[21-0050](#)**Burglar Alarms Registration and Regulation - False Alarms**

For the purpose of revising the fees assessed to alarm system users for repeated false alarms; altering the number of false alarms within year that will result in the placement of the premises into a no-response status; requiring that alarm system monitors make certain additional attempts to verify the need for a police response; making certain stylistic changes; and providing for a special effective date.

Sponsors:

City Council President (Administration), John T. Bullock, Sharon Green Middleton

ORDINANCE

At the request of: Executive Office of the Mayor

PUBLIC SAFETY AND GOVERNMENT OPERATIONS COMMITTEE

[21-0051](#)**Rezoning - 4900 Boston Street**

For the purpose of changing the zoning for the property known as 4900 Boston Street (Block 6820, Lot 55), as outlined in red on the accompanying plat, from the I-2 Zoning District to the IMU-2 Zoning District; and providing for a special effective date.

Sponsors:

Zeke Cohen

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0052](#)**Rezoning - Block 6458, Lot 004 and Block PSC0, Lot 085**

For the purpose of changing the zoning for the property known as Block 6458, Lot 004 and Block PSC0, Lot 085, as outlined in red on the accompanying plat, from the I-2 Zoning District to the R-8 Zoning District.

Sponsors:

Zeke Cohen

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0053](#)**Rezoning - 4207-4209 Menlo Drive**

For the purpose of changing the zoning for the property known as 4207-4209 Menlo Drive, as outlined in red on the accompanying plat, from the I-1 Zoning District to the OIC Zoning District; and providing for a special effective date.

Sponsors:

Isaac "Yitzy" Schleifer

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0054](#)**Rezoning - 605 South Caton Avenue**

For the purpose of changing the zoning for the property known as 605 South Caton Avenue, as outlined in red on the accompanying plat, from the C-2 Zoning District to the I-2 Zoning District; and providing for a special effective date.

Sponsors:

Phylcia Porter

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0055](#)**Zoning - Conditional Use Retail Goods Establishment (With Alcoholic Beverages Sales) - 2600 North Howard Street**

For the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of a retail goods establishment (with alcoholic beverages sales) on the property known as 2600 North Howard Street, as outlined in red on the accompanying plat; and providing for a special effective date.

Sponsors:

Robert Stokes, Sr.

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0056](#)**Urban Renewal - Canton Industrial Area - Amendment ____**

For the purpose of amending the Urban Renewal Plan for the Canton Industrial Area to revise the boundary of the Plan to remove a certain property; replacing certain exhibits to reflect the change; waiving certain content and procedural requirements; making the provisions of this Ordinance severable; providing for the application of this Ordinance in conjunction with certain other ordinances; and providing for a special effective date.

Sponsors:

Zeke Cohen

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0057](#)**Repeal - Reisterstown Plaza Transit Station Urban Renewal Area and Plan**

For the purpose of repealing Ordinance 09-219, which established the Reisterstown Plaza Transit Station Urban Renewal Area and Plan; and providing for a special effective date.

Sponsors:

Isaac "Yitzy" Schleifer

ORDINANCE

ECONOMIC COMMUNITY DEVELOPMENT COMMITTEE

[21-0058](#)**Real Property Tax - Installment Plans**

For the purpose of authorizing that the real property taxes to be owed on certain properties may be paid through a monthly installment plan; establishing the maximum term for an installment payment plan in accordance with State law; requiring the Director of Finance to adopt regulations to implement this subtitle; defining certain terms; providing for a special effective date; and generally relating to installment payments of real property taxes in Baltimore City.

Sponsors:

Odette Ramos, John T. Bullock, Ryan Dorsey, Sharon Green Middleton

ORDINANCE

WAYS AND MEANS COMMITTEE

[21-0059](#)**Study and Report - Succession Planning**

For the purpose of requiring that the Department of Human Resources, in consultation with certain other agencies, submit a report to the Mayor and City Council examining the short and long term sustainability of the City's internal workforce, to ensure that we are able to provide and maintain appropriate service delivery standards for our constituents; and providing for a special effective date.

Sponsors:

Robert Stokes, Sr., Danielle N. McCray, Sharon Green Middleton, Phylicia Porter, Odette Ramos, Mark Conway

ORDINANCE

PUBLIC SAFETY AND GOVERNMENT OPERATIONS COMMITTEE

Resolutions Introduced[21-0035R](#)**Informational Hearing - "Passing Through" Baltimore City Public School Students**

For the purpose of urging the Baltimore City Public School System's CEO to explain to the City Council why students are being promoted or "passed through" to higher grade levels when the students are academically unprepared to move beyond their current grade level.

Sponsors:

Robert Stokes, Sr., John T. Bullock, Odette Ramos, Phylicia Porter, Sharon Green Middleton

RESOLUTION

EDUCATION, WORKFORCE AND YOUTH COMMITTEE

Consent Calendar

(See Section A at back of Agenda)

2R Second Reader***Economic Community Development***[21-0021](#)**Late Fees for Past Due Rent**

For the purpose of requiring a lease to have a provision regarding a 10-day grace period; requiring a lease to have provisions regarding the amount of money landlords may charge for late fees, when landlords may charge tenants receiving public assistance for late fees, late fees as a condition precedent to the tenant's right to redeem, and the types of fees landlords may recover; and prohibiting this section from altering other remedies available to a landlord.

Sponsors:

Robert Stokes, Sr., President Nicholas J. Mosby, Sharon Green Middleton, Odette Ramos, John T. Bullock, Zeke Cohen, Antonio Glover, James Torrence

RECOMMEND FAVORABLE WITH AMENDMENTS

[21-0022](#)**Security Deposit Alternatives**

For the purpose of requiring certain lease provisions to create alternatives besides the traditional security deposit for residential leases under certain circumstances; defining certain terms; and prohibiting this subsection from limiting a landlord's ability to require certain qualifications on a residential tenant's application for a new residential lease.

Sponsors:

Sharon Green Middleton, President Nicholas J. Mosby, Robert Stokes, Sr., Odette Ramos, Zeke Cohen

ORDINANCE

RECOMMEND FAVORABLE WITH AMENDMENTS

[21-0013R](#)**Approval for the Exchange of a Class B-D-7 License to a Class A-7 License - 1220 W. North Avenue**

For the purpose of providing the required approval under Md. Code Ann., Alc. Bev. § 12-902.1(d)(1) to allow the license holder holding a valid Class B-D-7 Beer, Wine, and Liquor License issued for use at 1220 W. North Avenue, Baltimore, Maryland 21217 to apply to the Board of Liquor License Commissioners for Baltimore City to exchange their Class B-D-7 Beer, Wine, and Liquor License for a Class A-7 Beer, Wine, and Liquor License.

Sponsors:

James Torrence

RECOMMEND FAVORABLE

[21-0014R](#)**Approval for the Exchange of a Class B-D-7 License to a Class A-7 License - 2733 Pennsylvania Avenue**

For the purpose of providing the required approval under Md. Code Ann., Alc. Bev. § 12-902.1(d)(1) to allow the license holder holding a valid Class B-D-7 Beer, Wine, and Liquor License issued for use at 2733 Pennsylvania Avenue, Baltimore, Maryland 21217 to apply to the Board of Liquor License Commissioners for Baltimore City to exchange their Class B-D-7 Beer, Wine, and Liquor License for a Class A-7 Beer, Wine, and Liquor License.

Sponsors:

James Torrence

RECOMMEND FAVORABLE

[21-0015R](#) **Approval for the Exchange of a Class B-D-7 License to a Class A-7 License - 2139 Pennsylvania Avenue**

For the purpose of providing the required approval under Md. Code Ann., Alc. Bev. § 12-902.1(d)(1) to allow the license holder holding a valid Class B-D-7 Beer, Wine, and Liquor License issued for use at 2139 Pennsylvania Avenue, Baltimore, Maryland 21217 to apply to the Board of Liquor License Commissioners for Baltimore City to exchange their Class B-D-7 Beer, Wine, and Liquor License for a Class A-7 Beer, Wine, and Liquor License.

Sponsors: James Torrence

RECOMMEND FAVORABLE

Education, Workforce and Youth

[21-0022R](#) **Assisting Baltimore City Artists**

For the purpose of calling on the Administration, if the City receives additional COVID-19 relief funds from the United States Congress, to invest at least \$1 million of those funds to establish an emergency fund to assist Baltimore City artists.

Sponsors: Ryan Dorsey, Kristerfer Burnett, Zeke Cohen, Sharon Green Middleton

RECOMMEND FAVORABLE

Rules and Legislative Oversight

[EA21-0030](#) **Christopher J. Shorter**

Chief - Administrative Officer for the City of Baltimore - District 7

RECOMMEND CONFIRMATION

[21-0020](#) **Baltimore City Commission for Women - Ex-Officio Members**

For the purpose of designating any female member of the Baltimore City Council as an ex-officio, non-voting member of the Baltimore City Commission for Women; and providing for a special effective date.

Sponsors: Sharon Green Middleton, Kristerfer Burnett, Danielle N. McCray, Zeke Cohen, Odette Ramos, James Torrence, Antonio Glover, Phylicia Porter, Robert Stokes, Sr.

RECOMMEND FAVORABLE WITH AMENDMENTS

[21-0036](#) **City Code - Definitions and Rules of Interpretation**

For the purpose of establishing a common set of definitions, rules of interpretation, and methods for time computation for the Baltimore City Code.

Sponsors: Ryan Dorsey, Kristerfer Burnett, Zeke Cohen, Phylicia Porter, James Torrence, Isaac "Yitzy" Schleifer, Odette Ramos

RECOMMEND FAVORABLE

Public Safety and Government Operations[21-0018R](#)**Investigative Hearing - Workday Enterprise Resource Planning Implementation**

For the purpose of inviting the Director of the Department of Human Resources, the Director of the Department of Finance, the Director of the Baltimore City Office of Information & Technology, and other interested parties to appear before the Baltimore City Council to discuss: the development and implementation process of the Workday Enterprise System; what focus groups or other workgroups were created to identify potential problems during the development process; what offline performance tests were conducted to identify potential gaps in service delivery capabilities; and what corrective processes have been put in place to remedy the countless problems that the city has faced during this implementation process.

Sponsors:

Danielle N. McCray, Phylicia Porter, Odette Ramos, Sharon Green Middleton, Robert Stokes, Sr., James Torrence, John T. Bullock, Zeke Cohen

RECOMMEND FAVORABLE

3R Third Reader**Third Reader (requires invocation of CC Rule 12-1 for same day advance from 2nd to 3rd Reader)**[21-0021](#)**Late Fees for Past Due Rent**

For the purpose of requiring a lease to have a provision regarding a 10-day grace period; requiring a lease to have provisions regarding the amount of money landlords may charge for late fees, when landlords may charge tenants receiving public assistance for late fees, late fees as a condition precedent to the tenant's right to redeem, and the types of fees landlords may recover; and prohibiting this section from altering other remedies available to a landlord.

Sponsors:

Robert Stokes, Sr., President Nicholas J. Mosby, Sharon Green Middleton, Odette Ramos, John T. Bullock, Zeke Cohen, Antonio Glover, James Torrence

[21-0022](#)**Security Deposit Alternatives**

For the purpose of requiring certain lease provisions to create alternatives besides the traditional security deposit for residential leases under certain circumstances; defining certain terms; and prohibiting this subsection from limiting a landlord's ability to require certain qualifications on a residential tenant's application for a new residential lease.

Sponsors:

Sharon Green Middleton, President Nicholas J. Mosby, Robert Stokes, Sr., Odette Ramos, Zeke Cohen

Third Reader (for final passage)[21-0005](#)**Zoning - Conditional Use Conversion of a Single-Family Dwelling Unit to 2 Dwelling Units in the R-7 Zoning District - Variances - 810 Argonne Drive**

For the purpose of permitting, subject to certain conditions, the conversion of a single-family dwelling unit to 2 dwelling units in the R-7 Zoning District on the property known as 810 Argonne Drive (Block 3913C, Lot 021), as outlined in red on the accompanying plat; providing for a special effective date; and granting variances from certain bulk regulations (lot area size), gross floor area per unit type, and off-street parking requirements.

Sponsors:

Mark Conway

[21-0006](#)**Rezoning - 407 Benninghaus Road**

For the purpose of changing the zoning for the property known as 407 Benninghaus Road (Block 5014C, Lot 004A), as outlined in red on the accompanying plat, from the R-3 Zoning District to the OR-1 Zoning District.

Sponsors:

Mark Conway

[21-0010](#)**Rezoning - 2087 Druid Park Drive**

For the purpose of changing the zoning for the property known as 2087 Druid Park Drive (Block 3390B, Lot 036), as outlined in red on the accompanying plat, from the I-1 Zoning District to the IMU-1 Zoning District.

Sponsors:

James Torrence

[21-0011](#)**Rezoning - 2426 Pennsylvania Avenue**

For the purpose of changing the zoning for the property known as 2426 Pennsylvania Avenue (Block 0294, Lot 014), as outlined in red on the accompanying plat, from the OR-1/R-MU Zoning District to the C-1-E Zoning District.

Sponsors:

James Torrence

[21-0013](#)**Rezoning - 4015 Foster Avenue, 4000 Hudson Street, and 801 South Haven Street**

For the purpose of changing the zoning for the properties known as 4015 Foster Avenue (Block 6447 Lot 021) and 4000 Hudson Street (Block 6457, Lot 018), as outlined in red on the accompanying plat, from the I-1 Zoning District to the IMU-2 Zoning District; and changing the zoning for the property known as 801 South Haven Street (Block 6458, Lot 003), from the I-2 Zoning District to the IMU-2 Zoning District, as outlined in blue on the accompanying plat.

Sponsors:

Zeke Cohen

[21-0015](#)**Zoning - Conditional Use Parking Lots - 115 and 118 Mount Clare Street**

For the purpose of permitting, subject to certain conditions, the establishment, maintenance, and operation of parking lots on the properties known as 115 Mount Clare Street (Block 0251, Lot 068) and 118 Mount Clare Street (Block 0251, Lot 072), as outlined in red on the accompanying plat; and providing for a special effective date.

Sponsors:

John T. Bullock

[21-0024](#)**Minority and Women's Business Utilization - Emergencies**

For the purpose of clarifying the City's minority business and women's business contract utilization requirements for certain emergency procurements; requiring that, after an emergency procurement, the agency submit a report to the Board of Estimates and the Minority and Women's Business Opportunity Office; providing for a special effective date; and generally relating to greater transparency and utilization of minority and women's business in City emergency contracting.

Sponsors:

Kristerfer Burnett, Zeke Cohen, Ryan Dorsey, Sharon Green Middleton, John T. Bullock, James Torrence

Committee Announcements**Announcements**

**THE NEXT MEETING OF THE CITY COUNCIL
WILL BE HELD ON MONDAY, APRIL 5, 2021 AT 5:00 P.M.**

Adjournment**Cable Hearing Schedule**

We are live streaming more to you now than ever before! Please visit <https://baltimore.legistar.com/Calendar.aspx> to view all legislative hearings, work sessions, voting sessions and council meetings that are covered by CHARM TV 25.
<http://charmtvbaltimore.com/watch-live>